



National Delinquency Survey

Prepared by the MBA Economics Department
November 16, 1982



Mortgage Bankers Association of America

1125 FIFTEENTH STREET, N.W. • WASHINGTON, D.C. 20005

DATA FOR SEPTEMBER 30, 1982

AND FOR 3rd QUARTER 1982

The delinquency rate for mortgages on one- to four-unit residential property stabilized in the third quarter, after reaching record high levels in each of the previous two quarters. The percentage of loans with payments past due stood at 5.48 percent for the third quarter, marginally below the 5.56 percent reported in the second quarter, but still above the 5.26 percent level of one year ago. The delinquency rate for conventional loans increased by one-tenth of one percentage point, while the rate for VA guaranteed loans declined by about the same amount. There was no change in the late payment rate for FHA-insured mortgage loans. In view of the record high unemployment rates posted in the third quarter, it is surprising and encouraging that the delinquency rates did not increase from the second quarter. Normally, delinquency rates rise with rising unemployment statistics.

While the delinquency rates stabilized in the third quarter, the foreclosure statistics continued to reflect the weakening economy. The percentage of all loans placed in foreclosure during the quarter increased to 0.22 percent, up from 0.20 percent in the first two quarters this year. Foreclosure filings have been in-

creasing since 1980, when the current period of extended recession began. The new figures are the highest reached since late 1975, when the economy was recovering from the longest period of recession of the post war era. Most of the increase in foreclosures started was among FHA insured and VA guaranteed loans, where 0.29 percent and 0.25 percent of the loans were placed in foreclosure, respectively. For conventional loans, the share of loans with foreclosures started remained relatively low, at 0.14 percent.

As a result of the steady rise in new foreclosures over the past two years, and because foreclosure actions are taking longer in some states, the number of loans in the foreclosure process has increased to record high levels.

At the end of the third quarter, 0.62 percent of mortgage loans surveyed were in foreclosures in process, up fifty percent from the 0.41 percent level of one year ago. These data are not seasonally adjusted. The increase in mortgage foreclosures in process occurred in each loan category. Conventional loans in foreclosure increased from 0.21 percent to 0.35 percent over the past four quarters. The increase in this statistic for FHA and VA mortgages was less dramatic, but it brought these figures to about three-quarters of one percent. In spite of the recent increases in mortgage foreclosures, the security offered by an investment in

mortgages remains impressive, when compared with the non-performing loan ratios of many banks.

On a regional basis, mortgage delinquency rates increased most in the South, from 4.46 percent in the second quarter to 4.99 percent last quarter, an increase of 12 percent. Compared with one year ago, the delinquency rate in the South is essentially unchanged. The same rate in the North Central states is down slightly from the third quarter last year, but it still is the highest regional rate, at 6.85 percent. This region of the country suffers most from the current high level of unemployment that is focused in the heavy manufacturing industries centered in Illinois, Michigan, and Ohio.

The stabilization in delinquency rates is good news for the mortgage markets. However, the disturbing unemployment situation and the overall weakness of the economy suggests that significant improvement in mortgage payment records may be several quarters in the future. Economic growth for the third quarter was nil, and more recent data show that durable goods orders are down and business inventories still are being drawn down. These developments are good news for interest rates, but they threaten continued increases in unemployment, which could force mortgage delinquencies to worsen once again before the expected 1983 recovery is firmly in place.

TEXT NUMBERS ARE SEASONALLY ADJUSTED UNLESS OTHERWISE NOTED.

DELINQUENCY RATES OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS Seasonally Adjusted

END OF QTR	ALL LOANS					CONVENTIONAL LOANS					VA LOANS					ALL FHA LOANS				
	PERCENT OF LOANS																			
	Total Past Due	Installments Past Due			FcIs started	Total Past Due	Installments Past Due			FcIs ^a started	Total Past Due	Installments Past Due			FcIs started	Total Past Due	Installments Past Due			FcIs started
		30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more	
1980																				
1st	4.90	3.54	0.83	0.53	0.13	3.04	2.30	0.47	0.27	0.07	5.22	3.61	0.97	0.64	0.16	6.50	4.74	1.05	0.71	0.15
2nd	5.01	3.61	0.85	0.55	0.14	3.09	2.30	0.51	0.28	0.07	5.30	3.67	0.97	0.66	0.17	6.79	4.93	1.11	0.75	0.18
3rd	4.96	3.52	0.85	0.59	0.16	3.06	2.25	0.51	0.30	0.08	5.36	3.70	0.96	0.70	0.19	6.57	4.68	1.10	0.79	0.21
4th	5.00	3.52	0.86	0.62	0.15	3.14	2.28	0.53	0.33	0.09	5.44	3.75	0.97	0.72	0.18	6.35	4.44	1.10	0.81	0.20
1981																				
1st	5.28	3.77	0.86	0.65	0.16	3.07	2.27	0.48	0.32	0.09	5.81	4.09	0.96	0.76	0.18	7.02	5.01	1.13	0.88	0.20
2nd	5.26	3.72	0.89	0.65	0.17	3.24	2.35	0.55	0.34	0.11	5.67	3.95	0.96	0.76	0.19	6.77	4.80	1.16	0.81	0.22
3rd	5.26	3.73	0.89	0.64	0.15	3.43	2.50	0.58	0.35	0.11	5.61	3.90	0.97	0.74	0.17	6.82	4.83	1.14	0.85	0.20
4th	5.18	3.67	0.87	0.64	0.16	3.31	2.39	0.57	0.35	0.11	5.60	3.89	0.97	0.74	0.18	6.61	4.69	1.09	0.83	0.21
1982																				
1st	5.35	3.75	0.90	0.70	0.20	3.52	2.52	0.58	0.42	0.13	5.77	4.00	0.98	0.79	0.22	6.92	4.84	1.14	0.94	0.25
2nd	5.56	3.83	0.97	0.76	0.20	3.68	2.55	0.65	0.48	0.13	5.99	4.08	1.05	0.86	0.22	7.07	4.89	1.24	0.94	0.25
3rd	5.48	3.76	0.94	0.78	0.22	3.79	2.61	0.66	0.52	0.14	5.86	3.95	1.02	0.89	0.25	7.07	4.89	1.20	0.98	0.29



MORTGAGE BANKERS ASSOCIATION OF AMERICA

STATE, AREA AND CENSUS REGION	ALL LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	97,487	4.60	3.03	0.86	0.71	0.27	0.10
MAINE	19,833	4.38	3.04	0.62	0.52	0.38	0.11
MASSACHUSETTS	53,417	3.01	2.11	0.57	0.33	0.22	0.08
NEW HAMPSHIRE	10,497	5.34	3.42	1.31	0.61	0.10	0.07
RHODE ISLAND	4,967	4.68	2.98	0.91	0.79	0.38	0.28
VERMONT	2,457	5.76	3.05	1.18	1.55	1.95	0.90
NEW ENGLAND	188,658	4.18	2.79	0.80	0.59	0.28	0.11
NEW JERSEY	243,282	5.04	3.44	0.94	0.66	1.01	0.16
NEW YORK	426,553	7.54	5.55	1.25	0.74	0.38	0.08
PENNSYLVANIA	268,331	6.25	4.24	1.12	0.89	0.91	0.21
MID ATLANTIC	938,166	6.52	4.63	1.13	0.76	0.70	0.14
ILLINOIS	171,377	9.49	5.95	1.61	1.93	1.86	0.46
INDIANA	175,565	6.92	4.86	1.24	0.82	1.00	0.32
MICHIGAN	451,407	7.54	5.02	1.38	1.14	0.82	0.37
OHIO	269,911	6.82	4.22	1.15	1.45	1.48	0.28
WISCONSIN	30,188	5.87	3.18	1.00	1.69	1.18	0.23
E.N. CENTRAL	1,098,448	7.52	4.89	1.33	1.30	1.18	0.35
IOWA	46,431	4.93	2.93	0.72	1.28	0.75	0.09
KANSAS	36,328	4.95	3.42	0.80	0.73	0.57	0.17
MINNESOTA	141,437	4.88	3.32	0.82	0.74	0.38	0.10
MISSOURI	86,204	5.49	3.76	0.92	0.81	0.38	0.13
NEBRASKA	60,550	4.48	2.67	0.88	0.93	0.47	0.16
NORTH DAKOTA	1,468	3.88	2.11	0.68	1.09	0.95	0.14
SOUTH DAKOTA	10,120	2.56	1.51	0.43	0.62	0.71	0.11
W.N. CENTRAL	382,538	4.91	3.23	0.83	0.85	0.47	0.12
DELAWARE	24,372	4.60	3.23	0.85	0.52	0.36	0.20
D.C.	11,441	7.17	5.06	1.28	0.83	1.07	0.32
FLORIDA	370,909	5.26	3.67	0.95	0.64	0.45	0.15
GEORGIA	184,266	5.77	4.12	0.99	0.66	0.42	0.24
MARYLAND	152,656	4.23	2.99	0.75	0.49	0.38	0.08
N.C.	160,338	4.81	3.63	0.72	0.46	0.33	0.12
S.C.	96,474	6.97	5.11	1.15	0.71	0.57	0.26
VIRGINIA	227,579	3.60	2.72	0.55	0.33	0.23	0.06
W. VIRGINIA	8,412	4.41	3.15	0.90	0.36	0.07	0.06
S. ATLANTIC	1,236,447	4.97	3.58	0.84	0.55	0.39	0.14
ALABAMA	81,641	6.57	4.44	1.28	0.85	0.48	0.47
KENTUCKY	55,186	5.47	3.89	0.78	0.80	0.72	0.41
MISSISSIPPI	59,911	5.76	4.14	0.98	0.64	0.48	0.15
TENNESSEE	125,284	6.53	4.52	1.09	0.92	0.50	0.23
E.S. CENTRAL	322,022	6.21	4.32	1.06	0.83	0.53	0.30
ARKANSAS	32,936	5.88	4.13	0.90	0.85	0.41	0.14
LOUISIANA	125,420	4.01	3.13	0.57	0.31	0.21	0.10
OKLAHOMA	113,550	4.12	2.97	0.68	0.47	0.25	0.11
TEXAS	641,619	4.69	3.43	0.77	0.49	0.10	0.11
W.S. CENTRAL	913,525	4.57	3.36	0.73	0.48	0.15	0.11
ARIZONA	255,598	5.56	3.92	0.94	0.70	0.50	0.22
COLORADO	223,400	4.40	2.90	0.83	0.67	0.30	0.10
IDAHO	50,576	5.76	3.89	1.06	0.81	0.89	0.37
MONTANA	16,526	5.00	3.43	0.77	0.80	0.65	0.30
NEVADA	71,678	7.13	4.77	1.33	1.03	1.01	0.30
NEW MEXICO	40,356	3.58	2.76	0.52	0.30	0.17	0.08
UTAH	80,896	6.86	4.54	1.19	1.13	0.80	0.29
WYOMING	10,504	6.55	3.94	1.33	1.28	0.69	0.26
MOUNTAIN	749,534	5.41	3.69	0.96	0.76	0.54	0.20
ALASKA	16,947	2.30	1.84	0.24	0.22	0.12	0.24
CALIFORNIA	894,340	5.58	3.75	1.00	0.83	0.92	0.19
HAWAII	83,393	4.95	2.97	1.01	0.97	0.42	0.13
OREGON	77,377	6.17	4.41	1.03	0.73	0.64	0.25
WASHINGTON	264,378	4.80	3.21	0.86	0.73	0.58	0.21
PACIFIC	1,316,435	5.38	3.62	0.96	0.80	0.80	0.19
PUERTO RICO	133,313	9.69	6.50	1.90	1.29	1.47	1.00
NORTHEAST	1,126,824	6.14	4.32	1.08	0.74	0.63	0.13
NORTH CENTRAL	1,480,986	6.85	4.46	1.20	1.19	1.00	0.29
SOUTH	2,471,994	4.99	3.60	0.83	0.56	0.32	0.15
WEST	2,065,989	5.39	3.64	0.96	0.79	0.70	0.20
U.S. TOTAL	8,005,999	5.71	3.93	0.99	0.79	0.62	0.20
U.S. TOTAL (S.A.)	NC	5.48	3.76	0.94	0.78	NC	0.22

STATE, AREA AND CENSUS REGION	CONVENTIONAL LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	80,006	4.47	2.87	0.87	0.73	0.26	0.09
MAINE	14,870	3.96	2.84	0.73	0.39	0.36	0.12
MASSACHUSETTS	30,755	1.70	1.25	0.31	0.14	0.09	0.04
NEW HAMPSHIRE	6,326	4.07	2.58	1.00	0.49	0.02	0.03
RHODE ISLAND	3,744	4.75	2.94	1.04	0.77	0.32	0.27
VERMONT	1,808	6.42	3.26	1.33	1.83	2.27	1.00
NEW ENGLAND	137,509	3.82	2.50	0.75	0.57	0.25	0.10
NEW JERSEY	145,074	3.07	2.20	0.58	0.29	0.34	0.07
NEW YORK	286,530	6.25	4.66	1.00	0.59	0.23	0.06
PENNSYLVANIA	131,094	3.95	2.70	0.66	0.59	0.32	0.11
MID ATLANTIC	562,698	4.89	3.57	0.81	0.51	0.28	0.07
ILLINOIS	35,475	3.23	2.16	0.52	0.55	0.37	0.10
INDIANA	60,053	3.52	2.50	0.73	0.29	0.35	0.13
MICHIGAN	222,987	4.31	2.98	0.77	0.56	0.35	0.22
OHIO	109,551	4.23	2.27	0.72	1.24	0.88	0.13
WISCONSIN	13,628	1.90	1.08	0.37	0.45	0.30	0.09
E.N. CENTRAL	441,694	4.02	2.61	0.72	0.69	0.48	0.17
IOWA	18,242	2.35	1.40	0.40	0.55	0.10	0.05
KANSAS	8,254	2.88	2.04	0.45	0.39	0.39	0.15
MINNESOTA	45,236	3.65	2.58	0.58	0.49	0.23	0.09
MISSOURI	11,625	2.72	1.69	0.53	0.50	0.20	0.07
NEBRASKA	34,253	3.66	2.01	0.78	0.87	0.47	0.15
NORTH DAKOTA	375	1.33	0.53	0.27	0.53	2.13	0.27
SOUTH DAKOTA	3,357	1.10	0.83	0.15	0.12	0.24	0.00
W.N. CENTRAL	121,342	3.23	2.06	0.58	0.59	0.29	0.10
DELAWARE	9,643	2.14	1.36	0.49	0.29	0.16	0.06
D.C.	2,883	4.26	2.98	0.76	0.52	1.01	0.59
FLORIDA	92,610	3.03	2.19	0.55	0.29	0.28	0.08
GEORGIA	37,249	2.94	2.24	0.40	0.30	0.21	0.15
MARYLAND	64,739	2.12	1.55	0.38	0.19	0.19	0.06
N.C.	32,138	1.99	1.52	0.30	0.17	0.12	0.05
S.C.	9,942	2.24	1.65	0.38	0.21	0.24	0.14
VIRGINIA	56,873	2.29	1.77	0.33	0.19	0.12	0.05
W. VIRGINIA	3,049	3.22	2.20	0.59	0.43	0.00	0.00
S. ATLANTIC	309,126	2.54	1.88	0.42	0.24	0.20	0.08
ALABAMA	11,510	2.49	1.76	0.42	0.31	0.15	0.16
KENTUCKY	8,652	3.74	2.95	0.44	0.35	0.51	0.20
MISSISSIPPI	15,938	3.14	2.25	0.51	0.38	0.19	0.16
TENNESSEE	34,777	3.43	2.56	0.43	0.44	0.10	0.10
E.S. CENTRAL	70,877	3.25	2.41	0.45	0.39	0.18	0.13
ARKANSAS	5,177	3.10	2.05	0.64	0.41	0.12	0.10
LOUISIANA	37,919	2.28	1.80	0.30	0.18	0.14	0.05
OKLAHOMA	23,878	2.44	1.78	0.38	0.28	0.19	0.11
TEXAS	180,115	2.66	2.01	0.41	0.24	0.05	0.06
W.S. CENTRAL	247,089	2.59	1.96	0.39	0.24	0.08	0.07
ARIZONA	64,158	3.54	2.46	0.62	0.46	0.41	0.22
COLORADO	99,884	2.91	2.03	0.53	0.35	0.15	0.08
IDAHO	30,977	5.35	3.82	0.95	0.58	0.47	0.23
MONTANA	3,758	2.21	1.84	0.21	0.16	0.13	0.11
NEVADA	11,280	4.71	3.21	0.91	0.59	1.05	0.61
NEW MEXICO	8,483	2.72	2.02	0.37	0.33	0.27	0.06
UTAH	25,593	5.31	3.47	0.94	0.90	0.73	0.31
WYOMING	2,436	4.47	2.83	0.86	0.78	0.21	0.12
MOUNTAIN	236,569	3.64	2.52	0.65	0.47	0.36	0.18
ALASKA	10,103	2.19	1.81	0.19	0.19	0.13	0.31
CALIFORNIA	306,053	3.68	2.45	0.72	0.51	0.72	0.13
HAWAII	44,231	4.59	2.61	0.93	1.05	0.36	0.13
OREGON	43,127	6.34	4.69	1.04	0.61	0.46	0.26
WASHINGTON	126,869	3.54	2.41	0.64	0.49	0.26	0.12
PACIFIC	530,383	3.96	2.62	0.73	0.55	0.55	0.14
PUERTO RICO	24,952	10.72	7.15	2.14	1.43	2.48	1.92
NORTHEAST	700,207	4.68	3.36	0.80	0.52	0.27	0.08
NORTH CENTRAL	563,036	3.85	2.49	0.69	0.67	0.44	0.16
SOUTH	627,092	2.64	1.97	0.41	0.26	0.15	0.08
WEST	766,952	3.83	2.59	0.71	0.53	0.49	0.15
U.S. TOTAL	2,998,996	3.86	2.68	0.67	0.51	0.35	0.13
U.S. TOTAL (S.A.)	NC	3.79	2.61	0.66	0.52	NC	0.14

NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS

STATE, AREA AND CENSUS REGION	VA LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	8,889	4.32	2.96	0.66	0.70	0.24	0.15
MAINE	2,997	5.51	3.64	0.90	0.97	0.57	0.03
MASSACHUSETTS	9,294	4.10	2.78	0.75	0.57	0.43	0.12
NEW HAMPSHIRE	3,085	8.08	5.19	2.01	0.88	0.29	0.16
RHODE ISLAND	382	5.23	3.40	0.52	1.31	1.05	0.79
VERMONT	435	4.37	2.99	0.69	0.69	1.15	0.92
NEW ENGLAND	25,082	4.85	3.25	0.89	0.71	0.38	0.15
NEW JERSEY	43,973	7.14	4.70	1.33	1.11	1.69	0.24
NEW YORK	56,152	8.53	6.31	1.48	0.74	0.48	0.09
PENNSYLVANIA	54,694	8.36	5.40	1.59	1.37	1.66	0.36
MID ATLANTIC	154,819	8.07	5.53	1.47	1.07	1.24	0.23
ILLINOIS	53,365	9.77	5.72	1.71	2.34	2.43	0.64
INDIANA	51,203	8.40	5.74	1.55	1.11	1.34	0.37
MICHIGAN	61,732	8.81	5.64	1.61	1.56	0.85	0.40
OHIO	80,111	8.40	5.32	1.47	1.61	2.00	0.39
WISCONSIN	5,684	10.82	5.77	1.85	3.20	2.13	0.32
E.N. CENTRAL	252,095	8.85	5.58	1.58	1.69	1.68	0.44
IOWA	13,431	7.19	4.14	0.99	2.06	1.34	0.07
KANSAS	15,746	5.90	4.20	0.86	0.84	0.60	0.17
MINNESOTA	42,741	5.67	3.73	1.03	0.91	0.40	0.07
MISSOURI	28,243	5.26	3.75	0.89	0.62	0.30	0.11
NEBRASKA	10,283	4.90	3.00	0.92	0.98	0.65	0.17
NORTH DAKOTA	472	2.33	1.48	0.21	0.64	0.00	0.00
SOUTH DAKOTA	2,329	3.10	1.85	0.69	0.56	0.56	0.09
W.N. CENTRAL	113,246	5.64	3.73	0.95	0.96	0.54	0.10
DELAWARE	6,005	5.36	3.86	0.88	0.62	0.65	0.22
D.C.	4,389	7.20	5.10	1.28	0.82	0.80	0.25
FLORIDA	102,705	5.44	3.68	0.99	0.77	0.47	0.17
GEORGIA	73,745	5.94	4.23	1.03	0.68	0.43	0.27
MARYLAND	49,204	5.07	3.57	0.92	0.58	0.41	0.07
N.C.	73,039	5.11	3.88	0.78	0.45	0.34	0.13
S.C.	37,994	6.12	4.51	0.99	0.62	0.48	0.23
VIRGINIA	110,241	3.56	2.66	0.56	0.34	0.19	0.05
W. VIRGINIA	2,694	5.90	4.23	1.26	0.41	0.11	0.15
S. ATLANTIC	460,016	5.06	3.63	0.86	0.57	0.37	0.15
ALABAMA	32,176	5.96	4.07	1.18	0.71	0.37	0.33
KENTUCKY	17,456	4.89	3.39	0.70	0.80	0.76	0.74
MISSISSIPPI	18,389	5.29	3.84	0.88	0.57	0.47	0.11
TENNESSEE	33,223	6.67	4.61	1.10	0.96	0.45	0.23
E.S. CENTRAL	101,244	5.89	4.09	1.02	0.78	0.48	0.33
ARKANSAS	12,623	6.72	4.56	1.11	1.05	0.51	0.14
LOUISIANA	41,712	3.92	3.08	0.55	0.29	0.16	0.08
OKLAHOMA	33,986	4.47	3.22	0.70	0.55	0.27	0.13
TEXAS	221,429	5.61	3.96	0.97	0.68	0.14	0.12
W.S. CENTRAL	900,750	6.31	3.79	0.89	0.93	0.17	0.11
ARIZONA	65,215	5.78	4.03	1.02	0.73	0.59	0.24
COLORADO	71,100	5.31	3.41	1.02	0.88	0.46	0.14
IDAHO	14,550	5.80	3.83	1.04	0.93	1.11	0.38
MONTANA	5,488	5.84	3.88	0.87	1.09	0.73	0.20
NEVADA	22,373	6.06	4.13	1.06	0.87	0.93	0.21
NEW MEXICO	11,484	3.15	2.52	0.43	0.20	0.09	0.09
UTAH	18,476	7.53	4.96	1.37	1.20	0.83	0.31
WYOMING	3,916	6.88	4.55	1.23	1.10	0.94	0.31
MOUNTAIN	212,602	5.69	3.82	1.03	0.84	0.62	0.21
ALASKA	3,848	3.01	2.23	0.44	0.34	0.13	0.16
CALIFORNIA	262,660	6.01	3.98	1.06	0.97	0.95	0.21
HAWAII	8,914	4.76	3.13	0.98	0.65	0.73	0.16
OREGON	8,717	6.66	4.38	1.12	1.16	1.10	0.17
WASHINGTON	43,303	6.82	4.35	1.23	1.24	1.18	0.35
PACIFIC	327,442	6.06	3.99	1.07	1.00	0.97	0.23
PUERTO RICO	23,263	11.17	6.97	2.42	1.78	2.01	1.07
NORTHEAST	179,901	7.63	5.22	1.39	1.02	1.12	0.22
NORTH CENTRAL	365,341	7.85	5.01	1.38	1.46	1.32	0.34
SOUTH	871,010	5.24	3.74	0.89	0.61	0.31	0.16
WEST	540,044	5.91	3.93	1.05	0.93	0.83	0.22
U.S. TOTAL	2,161,762	6.13	4.16	1.07	0.90	0.71	0.22
U.S. TOTAL (S.A.)	NC	5.86	3.95	1.02	0.88	NC	0.25

	ALL FHA LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
	8,592	6.04	4.57	0.97	0.50	0.31	0.20
	1,966	5.84	3.61	1.37	0.86	0.25	0.15
	13,368	5.28	3.64	1.03	0.61	0.38	0.14
	1,086	5.06	3.31	1.20	0.55	0.00	0.00
	841	4.04	2.97	0.48	0.59	0.36	0.12
	214	3.26	1.40	0.93	0.93	0.93	0.00
	26,067	5.50	3.89	1.02	0.59	0.34	0.15
	54,235	8.62	5.76	1.59	1.27	2.23	0.32
	63,871	11.35	8.09	1.98	1.26	0.85	0.13
	82,543	8.52	5.93	1.52	1.07	1.35	0.27
	220,649	9.62	6.71	1.71	1.20	1.38	0.23
	82,537	12.02	7.73	2.03	2.26	2.12	0.49
	64,309	8.93	6.37	1.48	1.08	1.32	0.45
	166,688	11.39	7.51	2.31	1.75	1.45	0.55
	80,249	8.79	5.78	1.42	1.59	1.78	0.36
	10,876	8.27	4.46	1.35	2.46	1.79	0.37
	404,659	10.53	6.95	1.84	1.74	1.64	0.48
	14,758	6.07	3.73	0.88	1.46	1.00	0.16
	12,328	5.14	3.34	0.96	0.84	0.65	0.18
	53,459	5.27	3.62	0.85	0.80	0.48	0.12
	46,336	6.34	4.30	1.04	1.00	0.48	0.16
	16,014	5.97	3.85	1.08	1.04	0.36	0.19
	621	6.60	3.54	1.29	1.77	0.97	0.16
	4,434	3.41	1.85	0.52	1.04	1.15	0.20
	147,950	5.70	3.79	0.94	0.97	0.55	0.15
	8,724	6.79	4.86	1.22	0.71	0.39	0.34
	4,169	9.17	6.45	1.66	1.06	1.39	0.22
	175,594	6.31	4.44	1.13	0.74	0.54	0.17
	73,272	7.04	4.97	1.24	0.83	0.52	0.26
	38,713	6.65	4.65	1.14	0.86	0.67	0.12
	55,161	6.07	4.54	0.90	0.63	0.44	0.15
	48,538	8.61	6.29	1.43	0.89	0.71	0.30
	60,465	4.90	3.72	0.73	0.45	0.40	0.08
	2,669	4.27	3.15	0.90	0.22	0.11	0.04
	467,305	6.50	4.67	1.10	0.73	0.54	0.18
	37,955	8.32	5.56	1.62	1.14	0.66	0.67
	29,078	6.34	4.48	0.93	0.93	0.75	0.27
	25,584	7.72	5.53	1.35	0.84	0.65	0.17
	57,284	8.34	5.66	1.49	1.19	0.76	0.31
	149,901	7.83	5.38	1.39	1.06	0.72	0.37
	15,136	6.15	4.49	0.83	0.83	0.42	0.16
	45,789	5.54	4.28	0.81	0.45	0.32	0.17
	55,686	4.61	3.32	0.79	0.50	0.27	0.10
	240,075	5.38	4.02	0.85	0.51	0.11	0.13
	356,686	6.31	3.96	0.84	0.61	0.18	0.13
	126,225	6.46	4.60	1.06	0.80	0.49	0.20
	52,416	6.02	3.88	1.16	0.98	0.39	0.11
	15,049	6.27	4.03	1.21	1.03	1.26	0.54
	7,280	5.81	3.91	0.98	0.92	0.85	0.48
	38,025	8.47	5.60	1.61	1.26	1.05	0.27
	20,389	4.19	3.21	0.64	0.34	0.18	0.08
	36,827	7.60	5.08	1.26	1.26	0.83	0.26
	4,152	7.46	4.02	1.71	1.73	0.75	0.29
	300,363	6.61	4.51	1.16	0.94	0.62	0.22
	2,996	1.77	1.44	0.13	0.20	0.10	0.10
	325,627	6.99	4.78	1.21	1.00	1.07	0.22
	10,248	6.62	4.35	1.38	0.89	0.43	0.09
	25,533	5.71	3.96	0.98	0.77	0.80	0.25
	94,206	5.54	3.75	0.99	0.80	0.73	0.27
	458,610	6.58	4.49	1.15	0.94	0.96	0.23
	85,098	9.00	6.18	1.70	1.12	1.03	0.71
	246,716	9.18	6.41	1.64	1.13	1.27	0.22
	552,609	9.23	6.10	1.60	1.53	1.35	0.39
	973,892	6.27	4.52	1.05	0.70	0.43	0.19
	758,973	6.59	4.50	1.15	0.94	0.83	0.22
	2,845,241	7.34	5.07	1.27	1.00	0.84	0.26
	NC	7.07	4.89	1.20	0.98	NC	0.29

**DATA ON 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS AS OF SEPTEMBER 30, 1982
AND FOR 3rd QUARTER, 1982**

STATE, AREA AND CENSUS REGION	F.H.A. 235 and 237 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	447	17.67	14.54	2.24	0.89	0.45	0.45
MAINE	328	8.53	5.18	1.52	1.83	0.00	0.00
MASSACHUSETTS	1,992	8.69	6.43	1.61	0.65	0.05	0.25
NEW HAMPSHIRE	62	22.58	4.84	12.90	4.84	0.00	0.00
RHODE ISLAND	106	1.88	0.94	0.00	0.94	0.00	0.00
VERMONT	40	10.00	5.00	2.50	2.50	0.00	0.00
NEW ENGLAND	2,975	10.08	7.26	1.88	0.94	0.10	0.24
NEW JERSEY	1,130	18.77	11.42	3.81	3.54	2.57	0.09
NEW YORK	1,391	12.36	8.55	2.73	1.08	1.29	0.07
PENNSYLVANIA	1,571	10.57	7.32	1.53	1.72	0.89	0.19
MID ATLANTIC	4,092	13.44	8.87	2.57	2.00	1.49	0.12
ILLINOIS	2,898	16.73	10.59	3.07	3.07	2.35	0.83
INDIANA	981	12.13	8.56	2.04	1.53	0.51	0.10
MICHIGAN	5,000	16.46	11.18	3.04	2.24	1.80	0.58
OHIO	3,292	11.54	8.23	1.79	1.52	1.67	0.15
WISCONSIN	545	12.66	8.26	2.20	2.20	2.02	0.55
E.N. CENTRAL	12,716	14.76	9.96	2.61	2.19	1.80	0.49
IOWA	940	9.69	6.81	1.60	1.28	0.64	0.32
KANSAS	217	7.83	5.99	0.92	0.92	0.00	0.46
MINNESOTA	1,219	8.29	6.07	1.15	1.07	0.16	0.08
MISSOURI	1,032	12.40	7.56	2.42	2.42	0.97	0.78
NEBRASKA	749	11.21	8.01	2.00	1.20	0.00	0.13
NORTH DAKOTA	152	5.27	3.29	1.32	0.66	0.66	0.00
SOUTH DAKOTA	415	2.89	2.17	0.24	0.48	0.00	0.00
W.N. CENTRAL	4,724	9.33	6.41	1.57	1.35	0.40	0.30
DELAWARE	72	9.72	6.94	1.39	1.39	0.00	0.00
D.C.	44	11.36	11.36	0.00	0.00	0.00	0.00
FLORIDA	11,853	9.61	6.52	1.75	1.34	0.57	0.29
GEORGIA	5,384	11.34	7.75	2.25	1.34	0.50	0.52
MARYLAND	172	12.79	9.30	2.91	0.58	0.58	0.00
N.C.	4,374	11.21	8.37	1.65	1.19	0.78	0.16
S.C.	3,710	16.10	11.43	3.05	1.62	0.70	0.49
VIRGINIA	2,482	10.56	7.70	1.61	1.25	0.68	0.08
W. VIRGINIA	106	6.60	5.66	0.94	0.00	0.94	0.00
S. ATLANTIC	28,197	11.13	7.81	1.99	1.33	0.61	0.32
ALABAMA	3,708	18.13	11.19	3.43	3.51	1.86	2.02
KENTUCKY	2,079	11.45	7.70	1.92	1.83	0.58	0.38
MISSISSIPPI	1,908	20.03	13.84	3.46	2.73	0.68	0.37
TENNESSEE	4,560	14.85	9.34	3.14	2.37	1.23	0.33
E.S. CENTRAL	12,255	16.07	10.32	3.07	2.68	1.22	0.86
ARKANSAS	594	8.76	5.39	2.19	1.18	0.34	1.01
LOUISIANA	5,148	9.70	7.54	1.34	0.82	0.51	0.52
OKLAHOMA	1,402	9.70	6.85	1.85	1.00	0.71	0.36
TEXAS	9,436	11.77	8.52	2.19	1.06	0.10	0.19
W.S. CENTRAL	16,580	10.84	7.96	1.90	0.98	0.28	0.34
ARIZONA	6,070	10.06	7.20	1.66	1.20	0.43	0.43
COLORADO	1,779	14.32	9.27	3.20	1.85	0.45	0.28
IDAHO	3,642	6.15	3.93	1.51	0.71	0.60	0.30
MONTANA	1,001	7.69	5.29	1.40	1.00	0.90	0.60
NEVADA	2,047	16.75	10.01	3.91	2.83	1.86	0.20
NEW MEXICO	2,204	8.40	5.99	1.50	0.91	0.36	0.32
UTAH	7,222	7.57	5.19	1.08	1.30	0.53	0.28
WYOMING	1,014	9.56	3.94	3.65	1.97	0.79	0.79
MOUNTAIN	24,979	9.37	6.21	1.82	1.34	0.63	0.35
ALASKA	164	1.22	1.22	0.00	0.00	0.00	0.81
CALIFORNIA	8,518	15.65	11.05	2.83	1.77	1.69	0.47
HAWAII	1,078	20.69	12.99	4.45	3.25	0.46	0.28
OREGON	584	10.96	8.22	1.37	1.37	0.17	0.00
WASHINGTON	2,837	12.51	8.04	2.78	1.69	0.70	0.35
PACIFIC	13,181	15.00	10.31	2.85	1.84	1.29	0.41
PUERTO RICO	4,642	17.88	11.37	4.18	2.33	1.14	0.75
NORTHEAST	7,067	12.03	8.19	2.28	1.56	0.91	0.17
NORTH CENTRAL	17,440	13.29	9.00	2.33	1.96	1.42	0.44
SOUTH	57,032	12.11	8.40	2.19	1.52	0.65	0.44
WEST	38,160	11.31	7.62	2.18	1.51	0.86	0.37
U.S. TOTAL	134,414	12.22	8.35	2.28	1.59	0.87	0.39
U.S. TOTAL (S.A.)	NC	11.68	8.10	2.12	1.46	NC	0.43

STATE, AREA AND CENSUS REGION	F.H.A. 245 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	293	3.75	2.39	0.68	0.68	0.68	0.00
MAINE	6	0.00	0.00	0.00	0.00	0.00	0.00
MASSACHUSETTS	285	5.96	4.21	1.75	0.00	1.75	0.00
NEW HAMPSHIRE	69	5.80	2.90	1.45	1.45	0.00	0.00
RHODE ISLAND	11	0.00	0.00	0.00	0.00	0.00	0.00
VERMONT	21	4.76	0.00	0.00	4.76	0.00	0.00
NEW ENGLAND	685	4.82	3.07	1.17	0.56	1.02	0.00
NEW JERSEY	1,409	5.25	3.41	1.06	0.78	1.42	0.14
NEW YORK	624	6.09	3.69	1.60	0.80	0.48	0.00
PENNSYLVANIA	959	5.83	3.44	1.56	0.83	1.15	0.31
MID ATLANTIC	2,992	5.62	3.48	1.34	0.80	1.14	0.17
ILLINOIS	5,906	8.86	5.22	1.47	2.17	1.35	0.29
INDIANA	783	8.05	5.11	1.79	1.15	0.89	0.00
MICHIGAN	990	6.71	4.01	1.10	1.60	1.10	0.30
OHIO	2,396	8.30	5.30	1.21	1.79	1.50	0.17
WISCONSIN	1,294	5.63	2.78	1.00	1.85	0.70	0.08
E.N. CENTRAL	11,377	8.12	4.84	1.35	1.93	1.26	0.22
IOWA	1,827	7.28	3.78	1.04	2.46	0.22	0.05
KANSAS	1,412	5.52	3.33	0.99	1.20	0.57	0.28
MINNESOTA	3,894	4.65	3.39	0.67	0.59	0.41	0.13
MISSOURI	1,467	4.43	3.20	0.75	0.48	0.20	0.07
NEBRASKA	579	3.28	2.42	0.69	0.17	0.35	0.35
NORTH DAKOTA	96	10.42	4.17	2.08	4.17	1.04	1.04
SOUTH DAKOTA	691	3.18	1.45	0.43	1.30	0.43	0.00
W.N. CENTRAL	9,966	5.09	3.24	0.79	1.06	0.37	0.14
DELAWARE	36	2.78	2.78	0.00	0.00	0.00	0.00
D.C.	79	15.19	8.86	5.06	1.27	2.53	0.00
FLORIDA	6,578	5.56	3.98	0.97	0.61	0.70	0.59
GEORGIA	4,113	4.40	3.14	0.85	0.41	0.61	0.92
MARYLAND	2,772	7.07	5.38	1.26	0.43	0.79	0.00
N.C.	2,008	4.34	3.19	0.50	0.65	0.55	0.70
S.C.	881	5.00	3.52	0.91	0.57	0.91	3.52
VIRGINIA	4,196	4.36	3.41	0.71	0.24	0.45	0.02
W. VIRGINIA	0	0.00	0.00	0.00	0.00	0.00	0.00
S. ATLANTIC	20,663	5.17	3.80	0.90	0.47	0.64	0.60
ALABAMA	1,373	7.21	4.59	1.38	1.24	0.66	4.88
KENTUCKY	280	6.42	4.64	0.71	1.07	1.07	2.86
MISSISSIPPI	396	7.84	4.55	1.77	1.52	1.26	4.80
TENNESSEE	1,866	6.86	4.50	1.29	1.07	0.96	3.00
E.S. CENTRAL	3,915	7.05	4.55	1.33	1.17	0.89	3.83
ARKANSAS	124	4.84	2.42	2.42	0.00	5.85	1.61
LOUISIANA	1,388	3.60	2.74	0.50	0.36	0.22	0.65
OKLAHOMA	1,616	3.65	2.60	0.99	0.06	0.43	1.00
TEXAS	9,797	4.12	3.23	0.56	0.33	0.10	0.02
W.S. CENTRAL	12,925	4.01	3.09	0.63	0.29	0.21	0.10
ARIZONA	8,661	7.72	4.99	1.55	1.18	0.58	0.05
COLORADO	8,151	6.70	4.28	1.23	1.19	0.40	0.05
IDAHO	2,383	6.00	3.52	1.01	1.47	1.59	0.50
MONTANA	781	7.04	4.23	1.66	1.15	0.64	0.26
NEVADA	1,959	9.29	5.77	1.53	1.99	0.82	0.10
NEW MEXICO	620	4.68	3.06	0.97	0.65	0.16	0.08
UTAH	6,806	9.29	6.35	1.79	1.15	1.07	0.34
WYOMING	245	9.38	6.12	1.63	1.63	1.63	0.41
MOUNTAIN	29,606	7.69	4.99	1.46	1.24	0.74	0.17
ALASKA	3	0.00	0.00	0.00	0.00	0.00	0.00
CALIFORNIA	35,243	8.39	5.68	1.44	1.27	1.29	0.17
HAWAII	570	7.02	4.56	1.58	0.88	1.40	0.00
OREGON	1,516	6.33	4.62	0.79	0.92	0.99	0.20
WASHINGTON	6,700	7.42	4.12	1.63	1.67	0.97	0.28
PACIFIC	44,032	8.15	5.39	1.45	1.31	1.23	0.19
PUERTO RICO	0	0.00	0.00	0.00	0.00	0.00	0.00
NORTHEAST	3,677	5.47	3.40	1.31	0.76	1.12	0.14
NORTH CENTRAL	21,343	6.72	4.10	1.09	1.53	0.84	0.18
SOUTH	37,503	4.97	3.63	0.85	0.49	0.52	0.76
WEST	73,638	7.97	5.23	1.45	1.20	1.04	0.18
U.S. TOTAL	142,895	6.87	4.55	1.22	1.10	0.86	0.33
U.S. TOTAL (S.A.)	NC	n.a.	n.a.	n.a.	n.a.	NC	n.a.



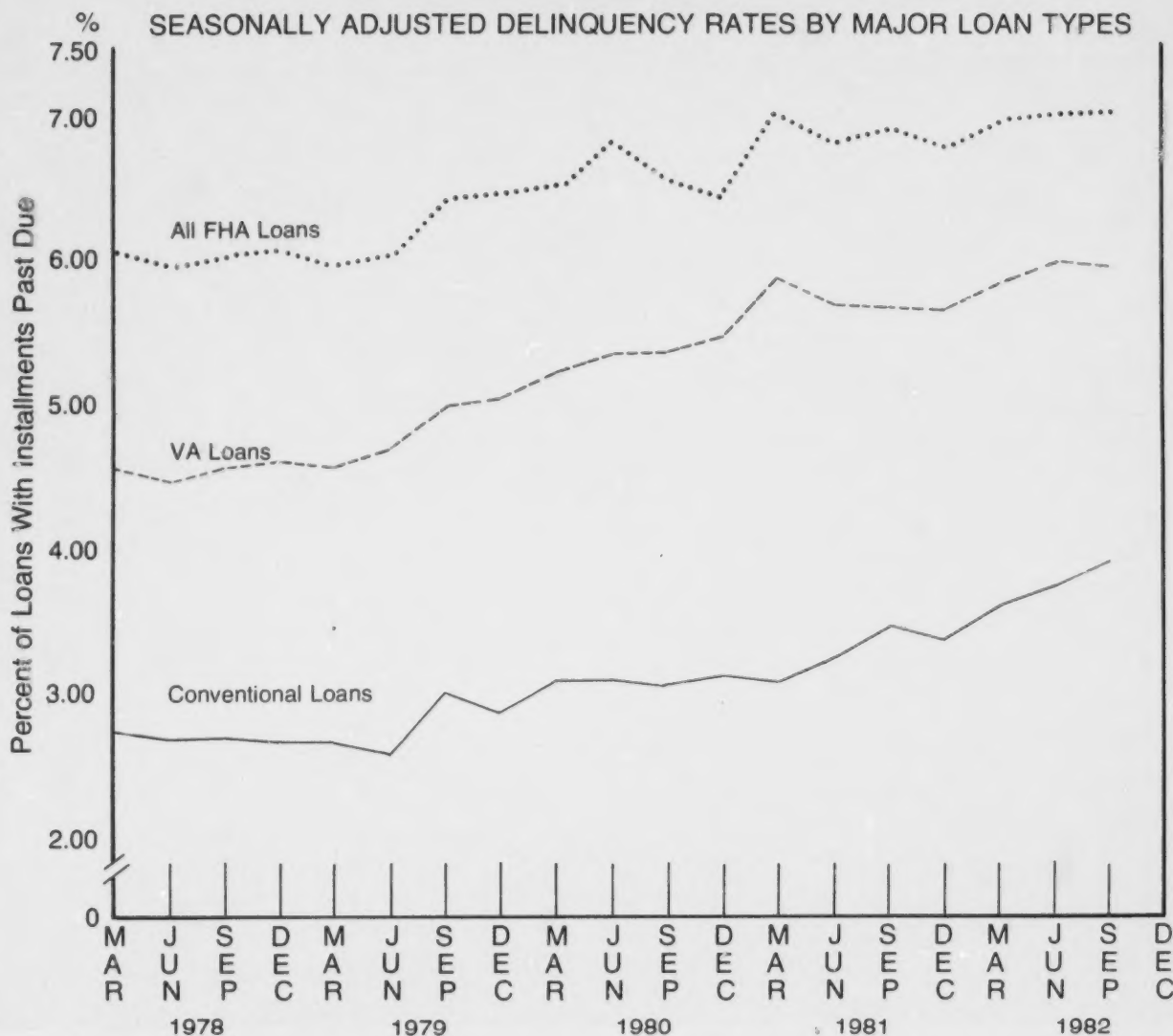
MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS
SEPTEMBER 30, 1982

CENSUS REGION	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE															PERCENT OF LOANS FORECLOSURES STARTED DURING QUARTER		
	TOTAL PAST DUE			30 DAYS			60 DAYS			90 DAYS OR MORE			90 DAYS OR MORE (S A)					
	CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM					
	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	QTR AGO	CURR QTR	YR AGO	QTR AGO	
CONVENTIONAL LOANS																		
Northeast	4.66	0.36	0.41	3.36	0.27	0.25	0.60	0.02	0.07	0.62	0.07	0.09	0.52	0.06	0.08	0.01	0.00	
North Central	3.85	(0.06)	0.15	2.49	(0.39)	0.02	0.69	0.06	0.11	0.67	0.27	0.02	0.67	(0.03)	0.16	0.06	0.03	
South	2.64	0.24	0.38	1.97	0.13	0.27	0.41	0.04	0.06	0.23	0.07	0.05	0.26	0.01	0.08	0.00	(0.02)	
West	3.83	0.70	0.41	2.59	0.29	0.24	0.71	0.18	0.11	0.55	0.23	0.06	0.54	0.03	0.15	0.04	(0.02)	
U.S. TOTAL	3.86	0.36	0.37	2.68	0.12	0.23	0.67	0.08	0.08	0.56	0.16	0.06	—	—	0.13	0.03	0.01	
U.S. Total (s.a.)	3.79	—	0.11	2.61	—	0.06	0.66	—	0.01	0.52	—	0.04	0.52	0.04	0.14	—	0.01	
V.A. LOANS																		
Northeast	7.63	0.66	0.40	5.22	0.29	0.17	1.39	0.16	0.13	1.02	0.21	0.10	1.06	0.04	0.22	0.02	(0.01)	
North Central	7.85	0.24	0.65	5.01	(0.02)	(0.30)	1.38	0.03	0.13	1.46	0.23	0.22	1.40	(0.01)	0.34	0.12	0.02	
South	5.24	0.15	0.54	3.74	0.02	0.35	0.89	0.04	0.11	0.61	0.09	0.08	0.60	0.00	0.16	0.06	0.00	
West	5.91	0.47	0.56	3.93	0.20	0.30	1.05	0.08	0.13	0.93	0.19	0.13	0.91	(0.02)	0.22	0.09	0.01	
U.S. TOTAL	6.13	0.26	0.58	4.16	0.06	0.32	1.07	0.05	0.12	0.90	0.15	0.14	—	—	0.22	0.07	0.01	
U.S. Total (s.a.)	5.86	—	(0.13)	3.95	—	(0.13)	1.02	—	(0.03)	0.89	—	0.03	0.89	0.03	0.25	—	0.03	
ALL F.H.A. LOANS																		
Northeast	9.18	0.19	0.40	6.41	0.08	0.23	1.64	0.02	0.13	1.13	0.09	0.04	1.18	(0.01)	0.22	0.00	(0.02)	
North Central	9.23	0.00	0.56	6.10	(0.15)	0.46	1.60	0.03	0.16	1.53	0.12	0.24	1.47	0.04	0.39	0.13	0.02	
South	6.27	0.12	0.66	4.52	(0.02)	0.43	1.05	0.04	0.15	0.70	0.10	0.08	0.71	0.01	0.19	0.07	0.02	
West	6.59	0.62	0.73	4.50	0.26	0.42	1.15	0.14	0.14	0.94	0.22	0.17	0.93	(0.23)	0.22	0.06	0.01	
U.S. TOTAL	7.34	0.27	0.73	5.07	0.07	0.44	1.27	0.07	0.15	1.00	0.13	0.14	—	—	0.26	0.08	0.02	
U.S. Total (s.a.)	7.07	—	0.00	4.89	—	0.00	1.20	—	(0.04)	0.98	—	0.04	0.98	0.04	0.29	—	0.04	
F.H.A. LOANS (excluding 235 & 237)																		
Northeast	9.51	0.68	0.70	6.45	0.30	0.37	1.74	0.14	0.19	1.32	0.24	0.14	1.39	0.10	0.26	0.08	(0.01)	
North Central	9.25	0.30	1.03	6.04	0.05	0.58	1.60	0.09	0.18	1.47	0.16	0.27	1.56	0.06	0.39	0.15	0.03	
South	5.87	0.03	0.57	4.25	(0.06)	0.38	0.97	0.03	0.13	0.85	0.06	0.06	0.66	(0.01)	0.18	0.07	0.01	
West	6.35	0.59	0.69	4.35	0.25	0.41	1.09	0.13	0.12	0.91	0.21	0.16	0.92	0.07	0.22	0.10	0.01	
U.S. TOTAL	7.05	0.33	0.72	4.85	0.11	0.43	1.21	0.08	0.14	0.99	0.14	0.15	—	—	0.24	0.08	0.01	
U.S. Total (s.a.)	6.82	—	0.08	4.69	—	0.04	1.15	—	(0.03)	0.98	—	0.07	0.98	0.07	0.26	—	0.03	
F.H.A. LOANS (Section 235 and 237)																		
Northeast	12.03	(2.59)	0.58	8.19	(1.59)	0.69	2.28	(0.54)	0.14	1.56	(0.46)	(0.25)	1.59	(0.27)	0.17	(0.31)	0.03	
North Central	13.29	0.83	1.67	9.00	0.45	1.02	2.33	0.09	0.26	1.96	0.09	0.39	1.88	0.14	0.44	0.15	0.05	
South	12.11	1.10	1.66	8.40	0.32	0.95	2.19	0.26	0.36	1.52	0.52	0.35	1.45	0.10	0.44	0.25	0.19	
West	11.31	1.58	0.96	7.62	0.81	0.26	2.18	0.36	0.31	1.51	0.41	0.39	1.47	0.15	0.37	0.11	0.05	
U.S. TOTAL	12.22	0.78	1.11	8.35	0.26	0.58	2.28	0.22	0.28	1.59	0.30	0.25	—	—	0.39	0.12	0.06	
U.S. Total (s.a.)	11.68	—	(0.05)	8.10	—	(0.01)	2.12	—	(0.05)	1.46	—	0.01	1.46	0.01	0.43	—	0.11	
F.H.A. 245 LOANS																		
Northeast	5.47	1.07	0.60	3.40	0.53	0.03	1.31	0.25	0.46	0.76	0.29	0.09	—	—	0.14	(0.08)	0.01	
North Central	6.72	0.74	0.81	4.10	0.27	0.53	1.09	(0.01)	0.09	1.53	0.48	0.19	—	—	0.18	0.14	0.02	
South	4.97	(0.03)	0.38	3.63	(0.11)	0.37	0.85	0.01	0.05	0.49	0.07	(0.04)	—	—	0.76	0.67	0.56	
West	7.97	1.51	1.37	5.23	0.84	0.78	1.45	0.28	0.30	1.29	0.39	0.29	—	—	0.18	0.06	0.04	
U.S. TOTAL	6.87	0.99	0.88	4.55	0.51	0.53	1.22	0.16	0.17	1.10	0.32	0.18	—	—	0.33	0.23	0.18	
U.S. Total (s.a.)	n.a.	—	—	n.a.	—	—	n.a.	—	—	n.a.	—	—	—	—	n.a.	—	—	

*Seasonally adjusted series for 90 days or more and U.S. Totals, are not available.



MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1-4 UNIT RESIDENTIAL MORTGAGE LOANS
SEPTEMBER 30, 1982



SURVEY INFORMATION AND NOTES

1. This survey includes over 8 million mortgage loans on 1- to 4-unit residential properties totaling an estimated \$220.5 billion of debt. These loans are serviced by more than 530 reporters, including mortgage bankers, commercial banks, savings banks, savings and loan associations, and life insurance companies.
2. A loan is considered 30 days delinquent if the September 1 installment has not been paid as of September 30. A loan is 60 days delinquent if the August 1 installment is unpaid as of September 30, etc.
3. "Foreclosure started during quarter" includes loans placed in the process of foreclosure during third quarter, deeds in lieu of foreclosure, and loans assigned to FHA, VA, other insurers or investors. "Foreclosure inventory end of quarter" includes all loans in process of foreclosure on September 30. Both foreclosure categories are excluded from "total installments past due."
4. Not all reporters provide data on FHA loans by section, thus, the sum of the two types of FHA loan breakdowns will not necessarily equal the number of all FHA loans reported.
5. National totals include Puerto Rico loans and loans of firms not providing state-by-state data.

6. s.a.—seasonally adjusted data.
7. nc—not calculated
8. Series does not exhibit stable seasonal patterns.



Annual subscription for
nonmember firms is \$25.00



National Delinquency Survey

Prepared by the MBA Economics Department
February 15, 1983



Mortgage Bankers Association of America

1125 FIFTEENTH STREET, N.W. • WASHINGTON, D.C. 20005

DATA FOR DECEMBER 31, 1982

AND FOR 4th QUARTER 1982

The delinquency rate for mortgages on one- to four-unit residential property rose in the fourth quarter to 5.70 percent from 5.48 percent in the third quarter. The conventional loan delinquency rate was 3.81 percent, essentially unchanged from the third quarter. VA-guaranteed loan delinquencies rose to 6.18 percent from 5.86 percent, and FHA-insured loan delinquencies were up marginally, to 7.14 percent from 7.07 percent.

The share of loans in delinquency in each of the 30-day, 60-day, and 90-days or more categories increased. The percentage of loans in the one-payment late category increased the most, from 3.76 percent to 3.91 percent, or 15 basis points. The two- and three-payment delinquency rates advanced more modestly, from 0.94 percent to 0.96 percent and 0.78 percent to 0.83 percent, respectively. The 22 basis point increase in the overall delinquency rate is due primarily to the 15 basis point increase in the one-payment past due category.

TEXT NUMBERS ARE SEASONALLY ADJUSTED UNLESS OTHERWISE NOTED.

The most serious delinquency problems are those in the 90-days or more late category. While each type loan increased its 90-days or more delinquency rate, the increases were limited to one basis point for conventional loans and three basis points for VA-guaranteed loans. Longer term delinquencies of FHA-insured loans jumped by nine basis points, a 9 percent worsening in this figure.

On an encouraging note, the rate of foreclosures started remained unchanged during the fourth quarter for all loans and for the conventional and FHA-insured loan categories. Foreclosures started for VA-guaranteed loans declined two basis points from the third quarter, from 0.23 percent to 0.21 percent.

Foreclosures in process at the end of the quarter increased to a level of 0.67 percent for all loans surveyed. Conventional loans in the foreclosure process rose to 0.39 percent from 0.34 percent in the third quarter. FHA-insured loans in this category also increased, to 0.88 percent, a 17 basis point jump. VA-guaranteed loans in the process of foreclosure fell 8 basis points to 0.76 percent.

cent.

Regionally, the largest increase in loan delinquency came in the West with an increase of 77 basis points. The South also posted a substantial increase of 55 basis points. Delinquency rates in the Northeast and the North Central regions rose 38 and 31 basis points, respectively. Overall, the North Central region has the highest delinquency rate at 7.16 percent. This region of the country has been particularly hard hit by the fall in industrial production over the past few years and the resulting high unemployment.

The increase in delinquency rates and foreclosures in process are symptoms of a weak economy. With housing leading the way, the nation is now on the road to economic recovery. A stronger economy means increased industrial output, a lower level of unemployment, and decreased mortgage delinquency rates as the recovery picks up during 1983. However, unemployment will remain high by historical standards throughout 1983, and the coming improvement in mortgage payment statistics could be delayed until the second quarter.

DELINQUENCY RATES OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS Seasonally Adjusted

END OF QTR	ALL LOANS					CONVENTIONAL LOANS					VA LOANS					ALL FHA LOANS				
	PERCENT OF LOANS																			
	Total Past Due	Installments Past Due			Fcls started	Total Past Due	Installments Past Due			Fcls started	Total Past Due	Installments Past Due			Fcls started	Total Past Due	Installments Past Due			Fcls started
		30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more	
1980																				
1st	4.90	3.54	0.83	0.53	0.13	3.04	2.30	0.47	0.27	0.07	5.22	3.81	0.97	0.64	0.16	6.50	4.74	1.05	0.71	0.15
2nd	5.01	3.61	0.85	0.55	0.14	3.09	2.30	0.51	0.28	0.07	5.30	3.87	0.97	0.66	0.17	6.79	4.93	1.11	0.75	0.18
3rd	4.96	3.52	0.85	0.59	0.16	3.06	2.25	0.51	0.30	0.08	5.36	3.70	0.96	0.70	0.19	6.57	4.68	1.10	0.79	0.21
4th	5.00	3.52	0.86	0.62	0.15	3.14	2.28	0.53	0.33	0.09	5.44	3.75	0.97	0.72	0.18	6.35	4.44	1.10	0.81	0.20
1981																				
1st	5.28	3.77	0.86	0.65	0.16	3.07	2.27	0.48	0.32	0.09	5.81	4.09	0.96	0.76	0.18	7.02	5.01	1.13	0.88	0.20
2nd	5.26	3.72	0.89	0.65	0.17	3.24	2.35	0.55	0.34	0.11	5.67	3.95	0.96	0.76	0.19	6.77	4.80	1.16	0.81	0.22
3rd	5.26	3.73	0.89	0.64	0.15	3.43	2.50	0.58	0.35	0.11	5.61	3.90	0.97	0.74	0.17	6.82	4.83	1.14	0.85	0.20
4th	5.18	3.67	0.87	0.64	0.16	3.31	2.39	0.57	0.35	0.11	5.60	3.89	0.97	0.74	0.18	6.61	4.69	1.09	0.83	0.21
1982																				
1st	5.35	3.75	0.90	0.70	0.20	3.52	2.52	0.58	0.42	0.13	5.77	4.00	0.98	0.79	0.22	6.92	4.84	1.14	0.94	0.25
2nd	5.56	3.83	0.97	0.76	0.20	3.68	2.55	0.65	0.48	0.13	5.99	4.08	1.05	0.86	0.22	7.07	4.89	1.24	0.94	0.25
3rd	5.48	3.76	0.94	0.78	0.22	3.79	2.61	0.66	0.52	0.14	5.86	3.95	1.02	0.89	0.25	7.07	4.89	1.20	0.98	0.29
4th	5.70	3.91	0.96	0.83	0.22	3.81	2.63	0.65	0.53	0.14	6.18	4.19	1.07	0.92	0.23	7.14	4.90	1.17	1.07	0.29



MORTGAGE BANKERS ASSOCIATION OF AMERICA

STATE, AREA AND CENSUS REGION	ALL LOANS							CONVENTIONAL LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE		NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	106,022	4.22	2.69	0.81	0.72	0.21	0.07	86,438	4.07	2.52	0.81	0.74	0.17	0.05
MAINE	21,936	5.17	3.53	0.97	0.67	0.46	0.13	17,007	4.77	3.23	0.93	0.61	0.42	0.12
MASSACHUSETTS	52,057	3.70	2.59	0.71	0.40	0.24	0.15	30,249	2.06	1.37	0.51	0.18	0.16	0.12
NEW HAMPSHIRE	16,791	4.22	2.89	0.94	0.39	0.10	0.14	11,427	3.25	2.23	0.72	0.30	0.08	0.13
RHODE ISLAND	5,242	4.50	3.01	0.99	0.50	0.59	0.19	3,981	4.22	2.81	1.03	0.38	0.53	0.15
VERMONT	4,580	4.98	2.95	0.96	1.07	0.94	0.20	2,386	5.58	2.98	1.09	1.51	1.17	0.25
NEW ENGLAND	206,628	4.21	2.78	0.82	0.61	0.26	0.10	151,488	3.70	2.36	0.76	0.58	0.21	0.08
NEW JERSEY	252,469	6.16	4.24	1.12	0.80	0.91	0.15	148,137	3.64	2.61	0.66	0.37	0.33	0.07
NEW YORK	444,772	7.60	5.48	1.26	0.86	0.53	0.08	293,092	5.95	4.39	0.96	0.60	0.21	0.07
PENNSYLVANIA	267,606	6.88	4.81	1.12	0.95	0.73	0.21	143,407	4.43	3.18	0.63	0.62	0.28	0.12
MID ATLANTIC	984,847	7.03	4.97	1.19	0.87	0.68	0.13	584,636	4.98	3.64	0.80	0.54	0.25	0.08
ILLINOIS	214,792	9.58	6.00	1.58	2.00	1.60	0.39	59,365	3.32	2.32	0.52	0.48	0.40	0.12
INDIANA	189,878	7.62	5.37	1.32	0.93	1.10	0.33	62,456	4.10	2.81	0.90	0.39	0.39	0.13
MICHIGAN	446,481	7.42	5.01	1.15	1.26	0.89	0.39	224,584	4.02	2.81	0.67	0.54	0.35	0.18
OHIO	304,384	7.41	4.57	1.25	1.59	1.41	0.27	115,672	3.57	1.61	0.74	1.22	0.83	0.10
WISCONSIN	52,917	6.61	3.71	1.16	1.74	1.05	0.18	18,249	2.96	1.67	0.59	0.70	0.33	0.10
E.N. CENTRAL	1,208,452	7.80	5.07	1.28	1.45	1.19	0.34	480,326	3.79	2.41	0.70	0.68	0.47	0.15
IOWA	47,454	5.47	3.16	0.89	1.42	0.85	0.21	18,978	2.59	1.42	0.54	0.63	0.08	0.05
KANSAS	38,835	5.77	3.71	1.04	1.02	0.65	0.21	9,557	3.76	2.00	0.78	0.98	0.45	0.18
MINNESOTA	162,315	5.20	3.53	0.84	0.83	0.43	0.13	54,350	3.45	2.44	0.51	0.50	0.29	0.12
MISSOURI	90,238	5.72	4.04	0.92	0.76	0.44	0.27	9,883	2.75	1.95	0.49	0.31	0.22	0.14
NEBRASKA	59,677	4.34	2.64	0.87	0.83	0.55	0.19	32,841	3.11	1.77	0.77	0.57	0.58	0.23
NORTH DAKOTA	1,717	5.59	3.73	0.70	1.16	0.70	0.23	400	4.50	2.75	1.50	0.25	0.50	0.00
SOUTH DAKOTA	4,425	3.96	2.15	0.52	1.31	1.36	0.16	273	3.66	2.93	0.00	0.73	0.73	0.00
W.N. CENTRAL	404,661	5.26	3.47	0.86	0.91	0.53	0.19	126,282	3.20	2.04	0.60	0.56	0.34	0.14
DELAWARE	20,153	5.75	4.38	0.81	0.56	0.38	0.15	7,378	2.96	2.26	0.50	0.20	0.12	0.04
D.C.	11,600	8.13	5.91	1.34	0.88	1.19	0.24	3,719	4.57	3.23	0.67	0.67	0.73	0.24
FLORIDA	455,819	5.73	3.90	0.99	0.84	0.50	0.16	149,336	3.16	1.59	0.78	0.79	0.43	0.12
GEORGIA	182,065	6.34	4.51	1.06	0.77	0.44	0.30	37,777	3.51	2.62	0.49	0.40	0.25	0.18
MARYLAND	157,867	4.55	3.30	0.71	0.54	0.40	0.10	65,718	2.45	1.87	0.33	0.25	0.19	0.06
N.C.	162,080	4.84	3.61	0.72	0.51	0.31	0.10	32,764	2.30	1.74	0.34	0.22	0.12	0.06
S.C.	98,666	7.09	5.28	1.13	0.68	0.62	0.27	10,896	2.41	1.73	0.45	0.23	0.28	0.13
VIRGINIA	260,933	3.80	2.87	0.56	0.37	0.30	0.05	76,520	3.04	2.22	0.50	0.32	0.12	0.04
W. VIRGINIA	8,412	5.79	4.27	1.00	0.52	0.12	0.11	3,126	4.06	3.10	0.48	0.48	0.10	0.13
S. ATLANTIC	1,357,595	5.31	3.80	0.86	0.65	0.43	0.16	387,234	2.98	1.92	0.57	0.49	0.28	0.10
ALABAMA	122,730	7.32	4.97	1.37	0.98	0.69	0.59	17,532	3.24	2.39	0.48	0.37	0.29	0.27
KENTUCKY	71,650	6.56	4.63	0.93	1.00	0.82	0.17	9,888	3.92	2.96	0.50	0.46	0.55	0.16
MISSISSIPPI	65,531	6.04	4.23	0.97	0.84	0.31	0.22	19,644	4.38	3.29	0.61	0.48	0.07	0.13
TENNESSEE	130,190	6.64	4.53	1.03	1.08	0.54	0.22	34,547	3.29	2.35	0.43	0.51	0.12	0.11
E.S. CENTRAL	390,101	6.73	4.63	1.11	0.99	0.60	0.33	81,611	3.62	2.66	0.49	0.47	0.19	0.15
ARKANSAS	35,692	6.46	4.38	0.95	1.13	0.37	0.24	5,906	2.96	2.27	0.32	0.37	0.34	0.17
LOUISIANA	141,147	4.59	3.47	0.70	0.42	0.27	0.08	39,914	2.63	2.02	0.34	0.27	0.18	0.04
OKLAHOMA	100,296	4.62	3.31	0.71	0.60	0.27	0.15	20,016	2.97	2.09	0.45	0.43	0.20	0.09
TEXAS	652,679	5.59	4.06	0.89	0.64	0.14	0.14	185,226	3.16	2.31	0.47	0.38	0.08	0.10
W.S. CENTRAL	929,814	5.36	3.90	0.84	0.62	0.19	0.14	251,062	3.07	2.25	0.45	0.37	0.11	0.09
ARIZONA	263,522	5.72	3.88	1.08	0.76	0.59	0.24	67,611	3.54	2.18	0.92	0.44	0.51	0.20
COLORADO	241,817	7.60	5.67	1.05	0.88	0.39	0.14	94,152	6.80	5.61	0.68	0.51	0.23	0.09
IDAHO	43,652	6.42	4.40	1.08	0.94	0.90	0.42	19,402	6.09	4.34	0.98	0.77	0.58	0.32
MONTANA	12,099	5.94	3.73	1.14	1.07	0.97	0.35	1,803	3.11	2.44	0.39	0.28	0.17	0.06
NEVADA	69,137	7.47	4.77	1.39	1.31	1.21	0.50	11,690	4.72	3.02	1.09	0.61	1.33	0.89
NEW MEXICO	46,632	8.89	7.35	1.05	0.48	0.29	0.09	9,468	4.80	3.89	0.55	0.36	0.37	0.12
UTAH	75,012	7.66	5.32	1.24	1.10	0.96	0.33	22,906	5.26	3.51	0.87	0.88	0.94	0.30
WYOMING	13,362	6.37	4.17	1.00	1.20	0.89	0.28	3,650	4.46	2.85	0.68	0.93	0.63	0.25
MOUNTAIN	765,233	6.91	4.91	1.11	0.89	0.63	0.25	230,582	5.38	4.02	0.81	0.55	0.48	0.20
ALASKA	22,756	2.37	1.85	0.33	0.19	0.40	0.08	14,528	2.14	1.68	0.28	0.18	0.43	0.10
CALIFORNIA	857,182	6.06	4.08	1.04	0.94	1.04	0.19	278,740	4.13	2.82	0.69	0.62	0.93	0.13
HAWAII	69,459	4.75	2.97	0.82	0.96	0.42	0.12	46,055	4.44	2.69	0.77	0.98	0.39	0.15
OREGON	78,371	6.05	4.35	0.92	0.78	0.91	0.45	43,163	6.01	4.49	0.88	0.64	0.68	0.52
WASHINGTON	255,775	4.99	3.38	0.82	0.79	0.69	0.31	107,661	3.37	2.44	0.54	0.39	0.35	0.17
PACIFIC	1,283,543	5.72	3.86	0.97	0.89	0.92	0.23	490,147	4.10	2.84	0.67	0.59	0.71	0.18
PUERTO RICO	133,570	8.59	5.68	1.56	1.35	1.46	1.00	25,005	8.74	5.77	1.61	1.36	2.11	1.41
NORTHEAST	1,171,475	6.52	4.58	1.12	0.82	0.61	0.13	736,124	4.72	3.38	0.79	0.55	0.25	0.08
NORTH CENTRAL	1,613,113	7.16	4.67	1.18	1.31	1.02	0.30	606,608	3.68	2.34	0.68	0.66	0.45	0.14
SOUTH	2,677,510	5.54	3.96	0.89	0.69	0.37	0.18	719,907	3.06	2.12	0.52	0.44	0.21	0.10
WEST	2,048,776	6.16	4.25	1.02	0.89	0.31	0.23	720,829	4.52	3.22	0.72	0.58	0.64	0.18
U.S. TOTAL	8,302,682	6.21	4.29	1.03	0.89	0.67	0.23	3,034,395	4.07	2.82	0.69	0.56	0.39	0.14
U.S. TOTAL (S.A.)	NC	5.70	3.91	0.96	0.83	NC	0.22	NC	3.81	2.63	0.65	0.53	NC	0.14

NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS

STATE, AREA AND CENSUS REGION	VA LOANS							ALL FHA LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE		NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	9,942	4.91	3.31	0.84	0.76	0.42	0.17	9,642	4.86	3.57	0.78	0.51	0.30	0.08
MAINE	3,226	6.41	4.49	0.93	0.99	0.59	0.09	1,703	6.87	4.76	1.41	0.70	0.53	0.23
MASSACHUSETTS	9,000	5.28	3.47	1.07	0.74	0.36	0.13	12,006	6.43	4.85	0.92	0.66	0.36	0.23
NEW HAMPSHIRE	4,013	6.97	4.73	1.52	0.72	0.15	0.20	1,351	4.36	3.03	1.11	0.22	0.15	0.00
RHODE ISLAND	402	6.72	4.46	1.00	1.24	1.49	0.50	859	4.77	3.26	0.81	0.70	0.47	0.23
VERMONT	1,439	3.89	2.78	0.76	0.35	0.56	0.14	755	5.17	3.18	0.93	1.06	0.93	0.13
NEW ENGLAND	28,022	5.47	3.69	1.02	0.76	0.40	0.16	27,118	5.71	4.20	0.91	0.60	0.36	0.17
NEW JERSEY	48,195	8.98	6.05	1.59	1.34	1.45	0.21	56,137	10.45	7.02	1.94	1.49	1.97	0.32
NEW YORK	62,088	8.88	6.30	1.57	1.01	0.74	0.08	89,592	12.10	8.47	2.02	1.81	1.44	0.13
PENNSYLVANIA	49,990	9.37	6.15	1.76	1.46	1.49	0.34	74,209	9.96	7.05	1.65	1.26	1.09	0.29
MID ATLANTIC	160,273	9.07	6.18	1.64	1.25	1.19	0.20	219,938	10.96	7.82	1.88	1.46	1.46	0.23
ILLINOIS	64,082	11.04	6.64	1.84	2.56	2.18	0.54	91,345	12.61	7.95	2.07	2.59	1.97	0.47
INDIANA	57,519	9.28	6.41	1.57	1.30	1.43	0.42	69,903	9.41	6.81	1.48	1.12	1.46	0.44
MICHIGAN	62,044	8.64	5.43	1.54	1.67	1.11	0.62	159,853	11.73	7.93	1.67	2.13	1.56	0.61
OHIO	96,579	9.85	6.31	1.65	1.89	1.86	0.39	92,133	9.70	6.46	1.49	1.75	1.67	0.36
WISCONSIN	12,940	8.18	4.54	1.48	2.16	1.08	0.14	21,728	8.73	4.93	1.44	2.36	1.84	0.28
E.N. CENTRAL	293,164	9.68	6.14	1.65	1.89	1.65	0.47	434,962	10.95	7.29	1.87	1.99	1.66	0.48
IOWA	13,593	7.95	4.34	1.28	2.33	1.57	0.46	14,883	6.84	4.30	0.96	1.58	1.17	0.20
KANSAS	16,574	6.21	4.06	1.12	1.03	0.66	0.20	12,704	6.69	4.53	1.13	1.03	0.80	0.24
MINNESOTA	47,526	6.32	4.20	1.05	1.07	0.49	0.18	60,439	5.87	3.98	0.96	0.93	0.51	0.09
MISSOURI	30,751	5.28	3.73	0.83	0.72	0.31	0.20	49,604	6.60	4.65	1.07	0.88	0.57	0.34
NEBRASKA	10,500	5.22	3.19	1.10	0.93	0.63	0.17	16,336	6.25	4.03	0.94	1.28	0.46	0.14
NORTH DAKOTA	497	3.82	2.62	0.40	0.60	0.00	0.00	820	7.20	4.76	0.49	1.95	1.22	0.49
SOUTH DAKOTA	1,616	3.35	2.17	0.56	0.62	0.93	0.25	2,536	4.41	2.05	0.55	1.81	1.70	0.12
W.N. CENTRAL	121,057	6.08	3.96	1.02	1.10	0.61	0.22	157,322	6.28	4.24	1.00	1.04	0.63	0.20
DELAWARE	5,376	7.11	5.19	0.99	0.93	0.54	0.13	7,399	7.54	5.89	1.00	0.65	0.46	0.27
D.C.	3,579	9.74	7.40	1.45	0.89	1.15	0.25	4,302	9.83	6.97	1.81	1.05	1.63	0.23
FLORIDA	118,261	6.11	4.31	1.00	0.80	0.52	0.21	188,222	7.53	5.47	1.16	0.90	0.55	0.20
GEORGIA	73,771	6.41	4.53	1.10	0.78	0.42	0.33	70,517	7.79	5.50	1.33	0.96	0.55	0.33
MARYLAND	51,420	5.39	3.90	0.88	0.61	0.44	0.10	40,729	6.85	4.85	1.09	0.91	0.68	0.17
N.C.	73,660	5.06	3.73	0.78	0.55	0.28	0.09	55,656	6.03	4.54	0.85	0.84	0.46	0.13
S.C.	38,553	6.25	4.56	1.03	0.66	0.55	0.26	49,217	8.77	6.62	1.36	0.79	0.75	0.32
VIRGINIA	113,453	3.72	2.82	0.53	0.37	0.29	0.05	70,960	4.71	3.63	0.66	0.42	0.53	0.07
W. VIRGINIA	2,567	7.83	5.57	1.60	0.66	0.19	0.12	2,719	5.85	4.38	1.03	0.44	0.07	0.07
S. ATLANTIC	480,640	5.42	3.92	0.87	0.63	0.41	0.16	489,721	7.06	5.18	1.09	0.79	0.58	0.20
ALABAMA	47,887	6.59	4.49	1.28	0.82	0.54	0.44	57,311	9.17	6.15	1.71	1.31	0.93	0.82
KENTUCKY	22,033	5.62	3.89	0.78	0.95	0.91	0.10	39,729	7.73	5.45	1.12	1.16	0.84	0.21
MISSISSIPPI	19,671	5.52	3.91	0.86	0.75	0.31	0.26	26,216	7.66	5.16	1.33	1.17	0.50	0.26
TENNESSEE	36,053	6.76	4.72	1.10	0.94	0.53	0.25	59,590	8.50	5.67	1.34	1.49	0.79	0.28
E.S. CENTRAL	125,644	6.31	4.36	1.08	0.87	0.57	0.30	162,846	8.41	5.76	1.40	1.31	0.80	0.43
ARKANSAS	13,148	7.45	4.85	1.06	1.54	0.72	0.27	16,638	6.91	4.75	1.06	1.08	0.74	0.23
LOUISIANA	47,650	4.22	3.17	0.66	0.39	0.26	0.07	53,583	6.38	4.82	1.00	0.56	0.36	0.12
OKLAHOMA	29,218	4.89	3.49	0.69	0.71	0.29	0.19	51,082	5.12	3.69	0.82	0.61	0.29	0.15
TEXAS	219,495	6.56	4.59	1.14	0.83	0.19	0.18	247,958	6.55	4.90	0.98	0.67	0.13	0.14
W.S. CENTRAL	309,311	6.08	4.28	1.02	0.78	0.23	0.17	389,241	6.34	4.71	0.97	0.88	0.21	0.14
ARIZONA	69,138	5.87	3.99	1.09	0.79	0.63	0.24	126,773	6.78	4.72	1.15	0.91	0.61	0.26
COLORADO	81,979	7.50	5.17	1.22	1.11	0.51	0.17	65,686	6.88	6.39	1.36	1.13	0.45	0.19
IDAHO	11,463	6.23	4.27	1.05	0.91	1.36	0.49	12,787	7.09	4.61	1.27	1.21	1.30	0.49
MONTANA	4,535	6.37	3.97	1.19	1.21	1.12	0.46	5,761	6.48	3.94	1.34	1.20	1.09	0.35
NEVADA	20,281	6.82	4.58	1.20	1.04	1.16	0.49	37,166	6.71	5.43	1.60	1.68	1.26	0.45
NEW MEXICO	13,292	9.19	7.71	0.99	0.49	0.12	0.09	23,872	10.36	8.52	1.31	0.53	0.18	0.09
UTAH	17,865	7.92	5.50	1.35	1.07	1.01	0.36	34,221	9.31	6.44	1.43	1.26	1.00	0.34
WYOMING	4,464	7.73	5.11	1.28	1.34	1.12	0.25	5,248	6.56	4.29	0.99	1.28	0.86	0.34
MOUNTAIN	223,037	6.99	4.86	1.17	0.96	0.69	0.25	311,514	7.98	5.61	1.29	1.08	0.70	0.28
ALASKA	4,800	3.06	2.27	0.52	0.27	0.38	0.10	3,428	2.42	1.98	0.29	0.15	0.35	0.00
CALIFORNIA	270,214	6.13	4.06	1.08	0.98	0.97	0.19	308,228	7.77	5.24	1.33	1.20	1.21	0.25
HAWAII	9,806	4.67	2.99	0.79	0.89	0.63	0.02	13,598	5.91	3.92	1.03	0.96	0.39	0.11
OREGON	9,003	6.54	4.32	1.06	1.16	1.54	0.50	26,205	5.93	4.12	0.94	0.87	1.09	0.32
WASHINGTON	48,864	7.03	4.41	1.20	1.42	1.22	0.54	99,250	5.77	3.90	0.95	0.92	0.79	0.35
PACIFIC	342,687	6.18	4.06	1.08	1.04	1.01	0.24	450,709	7.12	4.82	1.26	1.10	1.08	0.27
PUERTO RICO	23,202	9.96	6.34	1.98	1.64	2.23	1.13	85,363	8.17	5.47	1.44	1.26	1.06	0.84
NORTHEAST	188,295	8.53	5.81	1.54	1.18	1.07	0.19	247,056	10.38	7.24	1.77	1.37	1.34	0.23
NORTH CENTRAL	414,221	8.62	5.50	1.48	1.68	1.35	0.39	592,284	9.71	6.48	1.49	1.74	1.38	0.41
SOUTH	915,795	5.76	4.10	0.98	0.71	0.37	0.18	1,041,808	7.05	5.11	1.10	0.84	0.49	0.22
WEST	565,724	6.45	4.37	1.11	1.01	0.88	0.25	762,223	7.47	5.14	1.24	1.09	0.92	0.27
U.S. TOTAL	2,297,405	6.80	4.65	1.15	1.00	0.76	0.25	2,970,882	7.96	5.53	1.28	1.15	0.88	0.30
U.S. TOTAL (S.A.)	NC	6.18	4.19	1.07	0.92	NC	0.23	NC	7.14	4.90	1.17	1.07	NC	0.29

**DATA ON 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS AS OF DECEMBER 31, 1982
AND FOR 4th QUARTER, 1982**

STATE, AREA AND CENSUS REGION	F.H.A. 235 and 237 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	112	11.61	8.93	0.00	2.68	0.89	0.00
MAINE	297	12.79	7.74	3.37	1.68	0.34	0.34
MASSACHUSETTS	2,027	10.85	8.93	1.33	0.59	0.05	0.20
NEW HAMPSHIRE	62	9.68	3.23	4.84	1.61	0.00	0.00
RHODE ISLAND	114	7.89	5.26	1.75	0.88	0.00	0.00
VERMONT	45	11.11	6.67	2.22	2.22	2.22	2.22
NEW ENGLAND	2,057	10.96	8.47	1.62	0.87	0.15	0.23
NEW JERSEY	1,143	18.45	13.12	2.71	2.62	3.32	0.17
NEW YORK	763	19.00	11.66	4.72	2.62	0.92	0.00
PENNSYLVANIA	2,040	10.63	6.57	2.30	1.76	0.83	0.25
MID ATLANTIC	3,946	14.52	9.45	2.89	2.18	1.57	0.18
ILLINOIS	2,832	20.62	13.03	3.92	3.67	2.40	0.49
INDIANA	1,095	13.70	9.86	2.10	1.74	1.37	0.55
MICHIGAN	4,512	17.33	12.19	2.97	2.17	1.95	0.49
OHIO	3,471	12.59	8.96	1.93	1.70	4.67	1.50
WISCONSIN	1,664	13.39	8.47	2.04	2.88	1.56	0.18
E.N. CENTRAL	13,574	16.04	10.90	2.72	2.42	2.84	0.71
IOWA	984	10.46	7.62	1.52	1.32	0.41	0.00
KANSAS	334	13.47	9.58	2.69	1.20	0.00	0.00
MINNESOTA	1,436	10.10	7.59	1.60	0.91	0.28	0.14
MISSOURI	1,187	10.79	6.91	2.36	1.52	0.84	1.01
NEBRASKA	751	11.31	7.72	1.86	1.73	0.00	0.00
NORTH DAKOTA	170	2.94	2.35	0.00	0.59	0.00	0.00
SOUTH DAKOTA	75	10.66	5.33	1.33	4.00	2.67	1.33
W.N. CENTRAL	4,937	10.51	7.37	1.82	1.32	0.41	0.30
DELAWARE	74	17.56	14.86	2.70	0.00	0.00	0.00
D.C.	117	23.93	18.80	3.42	1.71	0.85	0.00
FLORIDA	12,524	11.50	8.27	1.86	1.37	0.60	0.25
GEORGIA	4,709	12.15	8.45	2.34	1.36	0.49	0.89
MARYLAND	179	14.52	10.61	2.79	1.12	0.00	0.00
N.C.	4,362	12.34	8.90	1.81	1.63	0.87	0.18
S.C.	3,684	16.48	12.84	2.23	1.41	0.71	0.43
VIRGINIA	2,568	10.91	8.41	1.60	0.90	0.70	0.16
W. VIRGINIA	104	14.42	12.50	1.92	0.00	0.96	0.00
S. ATLANTIC	28,321	12.43	9.10	1.97	1.36	0.64	0.36
ALABAMA	3,721	20.99	13.14	4.41	3.44	2.90	3.20
KENTUCKY	3,649	14.22	9.73	2.41	2.08	1.12	0.36
MISSISSIPPI	1,917	16.85	11.95	2.92	1.98	0.68	0.37
TENNESSEE	4,613	14.64	9.76	2.47	2.41	1.34	0.56
E.S. CENTRAL	13,900	16.54	10.96	3.04	2.54	1.61	1.19
ARKANSAS	728	8.25	5.36	1.10	1.79	0.27	0.55
LOUISIANA	5,292	9.40	7.01	1.63	0.76	0.40	0.40
OKLAHOMA	1,401	10.77	6.92	2.71	1.14	0.64	0.43
TEXAS	8,824	15.96	12.21	2.46	1.29	0.24	0.19
W.S. CENTRAL	16,245	13.03	9.75	2.15	1.13	0.33	0.30
ARIZONA	4,050	11.90	8.52	2.12	1.26	0.69	0.52
COLORADO	1,312	29.73	23.40	3.28	3.05	0.23	0.00
IDAHO	826	11.26	6.90	3.03	1.33	1.09	0.61
MONTANA	510	13.72	7.84	3.33	2.55	0.59	0.39
NEVADA	1,738	18.07	10.82	3.22	4.03	2.76	2.30
NEW MEXICO	1,124	33.55	26.07	5.52	1.96	0.09	0.36
UTAH	3,856	9.52	7.13	1.30	1.09	0.70	0.44
WYOMING	124	16.12	10.48	4.03	1.61	0.81	0.00
MOUNTAIN	13,540	15.80	11.21	2.54	1.85	0.89	0.66
ALASKA	7	0.00	0.00	0.00	0.00	0.00	0.00
CALIFORNIA	7,774	17.21	11.22	3.40	2.59	1.88	0.45
HAWAII	1,223	18.89	12.51	3.76	2.62	0.98	0.49
OREGON	625	8.64	5.60	2.24	0.80	0.96	0.80
WASHINGTON	2,791	13.29	9.46	2.29	1.54	0.90	0.50
PACIFIC	12,420	16.04	10.66	3.12	2.26	1.52	0.48
PUERTO RICO	5,140	16.74	11.26	2.80	2.68	1.40	2.14
NORTHEAST	6,603	13.09	9.06	2.38	1.85	1.00	0.20
NORTH CENTRAL	18,511	14.56	9.96	2.48	2.12	2.05	0.61
SOUTH	58,486	13.57	9.72	2.27	1.58	0.79	0.54
WEST	25,960	15.82	10.95	2.82	2.05	1.19	0.57
U.S. TOTAL	123,075	14.15	9.94	2.43	1.78	1.08	0.58
U.S. TOTAL (S.A.)	NC	12.65	8.63	2.26	1.76	NC	0.56

F.H.A. 245 LOANS						
NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
	TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
302	5.63	5.63	0.00	0.00	0.33	0.00
5	0.00	0.00	0.00	0.00	0.00	0.00
287	6.97	6.27	0.70	0.00	0.70	0.00
73	4.11	2.74	1.37	0.00	1.37	0.00
263	4.56	3.80	0.76	0.00	0.00	0.00
223	4.94	4.04	0.90	0.00	0.45	0.00
1,153	5.47	4.86	0.61	0.00	0.43	0.00
1,341	5.52	3.28	1.12	1.12	1.86	0.07
366	12.85	8.20	2.46	2.19	1.09	0.00
789	7.60	6.34	0.63	0.63	1.01	0.00
2,496	7.25	4.97	1.16	1.12	1.48	0.04
6,092	9.75	7.45	0.53	1.77	1.38	0.43
622	9.65	6.91	1.13	1.61	0.64	0.16
943	6.04	2.86	1.27	1.91	1.06	0.32
2,836	8.81	5.43	1.62	1.76	1.76	0.32
1,999	6.00	3.35	1.20	1.45	0.60	0.15
12,492	8.65	5.96	0.97	1.72	1.28	0.34
1,834	8.24	4.53	1.15	2.56	0.55	0.22
1,412	6.59	3.90	1.13	1.56	0.28	0.07
4,407	5.22	3.61	0.93	0.68	0.57	0.00
1,528	4.45	3.21	0.72	0.52	0.20	0.00
601	6.65	3.83	1.33	1.50	0.17	0.17
89	13.48	12.36	1.12	0.00	4.49	2.25
140	7.14	2.14	0.71	4.29	0.00	0.00
10,011	6.04	3.83	0.99	1.22	0.47	0.08
27	0.00	0.00	0.00	0.00	0.00	0.00
282	9.93	5.67	3.55	0.71	1.06	0.00
7,204	6.98	5.40	0.96	0.62	0.79	0.56
4,748	5.28	3.98	1.03	0.27	0.48	0.36
4,119	5.82	4.56	0.73	0.53	0.49	0.05
2,201	4.64	3.50	0.50	0.64	0.68	0.23
1,006	5.28	4.00	0.60	0.60	0.69	0.40
5,541	4.19	3.18	0.63	0.38	0.69	0.05
0	0.00	0.00	0.00	0.00	0.00	0.00
25,128	5.81	4.28	0.84	0.49	0.66	0.28
1,387	8.01	5.34	1.37	1.30	0.87	0.79
279	11.83	8.96	2.15	0.72	1.43	0.00
412	6.80	4.13	1.94	0.73	1.46	0.97
2,356	6.49	4.24	1.19	1.06	1.15	0.30
4,434	7.33	4.87	1.38	1.08	1.11	0.50
597	10.05	6.20	2.01	1.84	2.51	0.17
971	3.81	2.78	0.72	0.31	0.31	0.00
2,338	5.17	3.72	0.68	0.77	0.38	0.04
11,587	5.67	4.34	0.79	0.54	0.14	0.11
15,493	5.84	4.22	0.81	0.61	0.26	0.10
8,921	7.95	5.32	1.18	1.45	0.74	0.19
12,220	10.86	8.01	1.57	1.28	0.45	0.04
2,286	7.13	4.55	1.01	1.57	1.79	0.52
570	8.95	4.91	1.93	2.11	1.58	0.18
1,879	10.11	6.23	2.18	1.70	1.28	0.43
696	18.82	16.36	1.29	1.15	0.29	0.14
8,830	10.52	7.07	1.63	1.82	0.88	0.19
13	7.67	4.15	1.60	1.92	2.24	0.32
33,715	9.82	6.86	1.47	1.49	0.78	0.17
220	7.26	6.36	0.45	0.45	0.91	0.00
34,904	9.04	5.93	1.63	1.48	1.53	0.14
580	7.93	4.31	1.72	1.90	1.03	0.00
1,765	7.60	4.82	1.42	1.36	1.70	0.45
8,409	7.95	4.54	1.40	2.01	0.83	0.24
45,878	9.76	5.61	1.58	1.57	1.40	0.17
0	0.00	0.00	0.00	0.00	0.00	0.00
3,649	6.69	4.93	0.99	0.77	1.15	0.03
22,503	7.49	5.01	0.98	1.50	0.92	0.22
45,055	5.79	4.32	0.88	0.59	0.57	0.24
79,593	9.21	6.14	1.53	1.54	1.14	0.17
155,835	7.81	5.37	1.23	1.21	0.92	0.19
NC	n.a.	n.a.	n.a.	n.a.	NC	n.a.



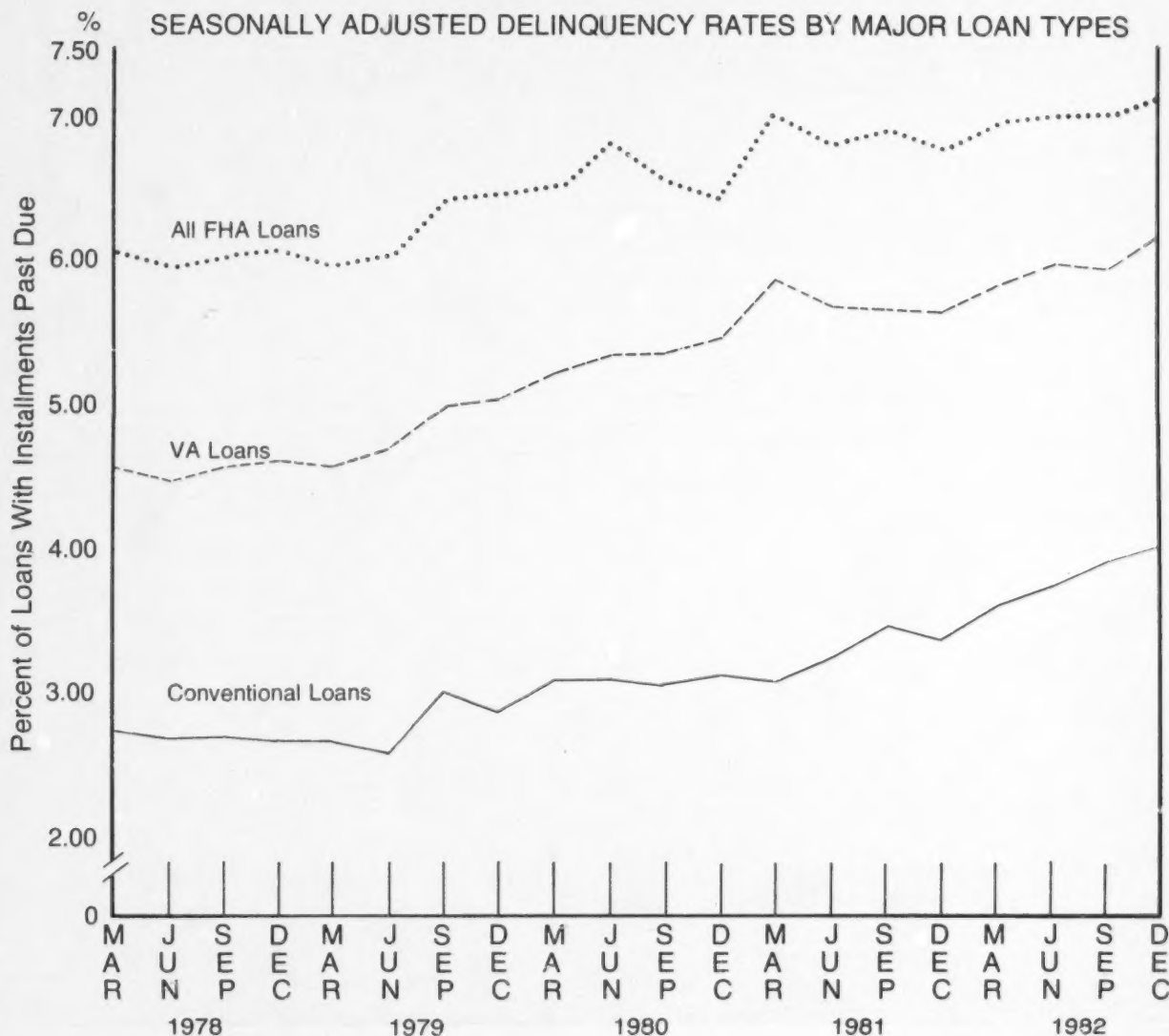
MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS
DECEMBER 31, 1982

CENSUS REGION	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE															PERCENT OF LOANS FORECLOSURES STARTED DURING QUARTER		
	TOTAL PAST DUE			30 DAYS			60 DAYS			90 DAYS OR MORE			90 DAYS OR MORE (S A)					
	CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM		CHANGE FROM			
	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	QTR AGO	CURR QTR	YR AGO	QTR AGO	
CONVENTIONAL LOANS																		
Northeast	4.72	0.24	0.04	3.38	0.14	0.02	0.79	(0.01)	(0.01)	0.55	0.11	0.03	0.53	0.01	0.08	(0.01)	0.00	
North Central	3.68	(0.01)	(0.17)	2.34	(0.33)	(0.15)	0.68	0.05	(0.01)	0.66	0.27	(0.01)	0.63	(0.04)	0.14	0.02	(0.02)	
South	3.08	0.63	0.44	2.12	0.25	0.15	0.52	0.16	0.11	0.44	0.22	0.18	0.40	0.14	0.10	0.03	0.02	
West	4.52	0.99	0.69	3.22	0.69	0.63	0.72	0.11	0.01	0.58	0.19	0.05	0.56	0.02	0.18	0.04	0.03	
U.S. TOTAL	4.07	0.52	0.21	2.82	0.25	0.14	0.69	0.08	0.02	0.56	0.19	0.05	—	—	0.14	0.03	0.01	
U.S. Total (s.a.)	3.81	—	0.02	2.63	—	0.02	0.65	—	(0.01)	0.53	—	0.01	0.53	0.01	0.14	—	0.00	
V.A. LOANS																		
Northeast	8.53	0.92	0.90	5.81	0.38	0.59	1.54	0.22	0.15	1.18	0.32	0.16	1.09	0.03	0.19	0.00	(0.03)	
North Central	6.62	0.42	0.77	5.50	(0.04)	0.49	1.46	0.08	0.08	1.66	0.38	0.20	1.57	0.17	0.39	0.08	0.05	
South	5.76	0.46	0.52	4.10	0.22	0.36	0.95	0.11	0.06	0.71	0.13	0.10	0.66	0.06	0.18	0.05	0.02	
West	6.49	0.70	0.58	4.37	0.40	0.44	1.11	0.10	0.06	1.01	0.20	0.08	0.96	0.05	0.25	0.00	0.03	
U.S. TOTAL	6.60	0.64	0.67	4.65	0.33	0.49	1.15	0.11	0.08	1.00	0.20	0.10	—	—	0.25	0.05	0.03	
U.S. Total (s.a.)	6.18	—	0.32	4.19	—	0.24	1.07	—	0.05	0.92	—	0.03	0.92	0.03	0.23	—	(0.02)	
ALL F.H.A. LOANS																		
Northeast	10.38	0.94	1.20	7.24	0.52	0.83	1.77	0.13	0.13	1.37	0.29	0.24	1.25	0.07	0.23	0.02	0.01	
North Central	9.71	0.20	0.48	6.48	(0.09)	0.38	1.49	(0.07)	(0.11)	1.74	0.36	0.21	1.64	0.17	0.41	0.08	0.02	
South	7.05	0.60	0.78	5.11	0.27	0.59	1.10	0.13	0.05	0.84	0.20	0.14	0.78	0.07	0.22	0.06	0.03	
West	7.47	0.99	0.88	5.14	0.52	0.64	1.24	0.17	0.09	1.09	0.30	0.15	1.04	0.11	0.27	0.04	0.05	
U.S. TOTAL	7.96	0.56	0.62	5.53	0.23	0.46	1.28	0.08	0.01	1.15	0.25	0.15	—	—	0.30	0.06	0.04	
U.S. Total (s.a.)	7.14	—	0.07	4.90	—	0.01	1.17	—	(0.03)	1.07	—	0.09	1.07	0.09	0.29	—	0.00	
F.H.A. LOANS (excluding 235 & 237)																		
Northeast	10.55	1.30	1.04	7.19	0.68	0.74	1.84	0.23	0.10	1.52	0.39	0.20	1.40	0.01	0.23	0.02	(0.03)	
North Central	9.56	0.46	0.31	6.25	0.07	0.21	1.44	(0.07)	(0.16)	1.87	0.46	0.26	1.79	0.23	0.40	0.09	0.01	
South	6.52	0.56	0.65	4.75	0.30	0.50	1.00	0.11	0.03	0.77	0.15	0.12	0.72	0.06	0.21	0.06	0.03	
West	7.17	1.00	0.82	4.94	0.53	0.59	1.18	0.17	0.09	1.05	0.30	0.14	1.00	0.08	0.27	0.05	0.05	
U.S. TOTAL	7.62	0.66	0.57	5.29	0.34	0.44	1.21	0.08	0.00	1.12	0.24	0.13	—	—	0.29	0.08	0.05	
U.S. Total (s.a.)	6.94	—	0.12	4.76	—	0.07	1.12	—	(0.03)	1.06	—	0.08	1.06	0.08	0.31	—	0.05	
F.H.A. LOANS (Section 235 and 237)																		
Northeast	13.09	(0.60)	1.06	9.06	(0.34)	0.87	2.38	(0.03)	0.10	1.65	(0.23)	0.09	1.60	0.01	0.20	(0.10)	0.03	
North Central	14.56	0.27	1.27	9.96	0.06	0.96	2.48	(0.02)	0.15	2.12	0.23	0.16	1.96	0.08	0.61	0.12	0.17	
South	13.57	1.91	1.46	9.72	0.79	1.32	2.27	0.52	0.08	1.58	0.60	0.06	1.46	0.01	0.54	0.32	0.10	
West	15.82	5.39	4.51	10.95	3.68	3.33	2.82	0.87	0.64	2.05	0.84	0.54	1.93	0.46	0.57	0.06	0.20	
U.S. TOTAL	14.15	2.31	1.93	9.94	1.37	1.59	2.43	0.43	0.15	1.78	0.51	0.19	—	—	0.58	0.21	0.19	
U.S. Total (s.a.)	12.65	—	0.97	8.63	—	0.53	2.26	—	0.14	1.76	—	0.30	1.76	0.30	0.56	—	0.13	
F.H.A. 245 LOANS																		
Northeast	6.69	1.58	1.22	4.93	1.28	1.53	0.99	0.04	(0.32)	0.77	0.26	0.01	—	—	0.03	0.00	(0.11)	
North Central	7.49	1.09	0.77	5.01	0.90	0.91	0.98	(0.11)	(0.11)	1.50	0.30	(0.03)	—	—	0.22	0.13	0.04	
South	5.79	0.59	0.82	4.32	0.55	0.65	0.88	0.03	0.03	0.59	0.01	0.10	—	—	0.24	0.17	(0.52)	
West	9.21	1.79	1.24	6.14	1.07	0.91	1.53	0.29	0.08	1.54	0.43	0.25	—	—	0.17	(0.05)	(0.01)	
U.S. TOTAL	7.81	1.22	0.94	5.37	0.85	0.82	1.23	0.11	0.01	1.21	0.26	0.11	—	—	0.19	0.03	(0.14)	
U.S. Total (s.a.)	n.a.	—	—	n.a.	—	—	n.a.	—	—	n.a.	—	—	—	—	n.a.	—	—	

*Seasonally adjusted series for 90 days or more and U.S. Totals, are not available



MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1-4 UNIT RESIDENTIAL MORTGAGE LOANS
DECEMBER 31, 1982



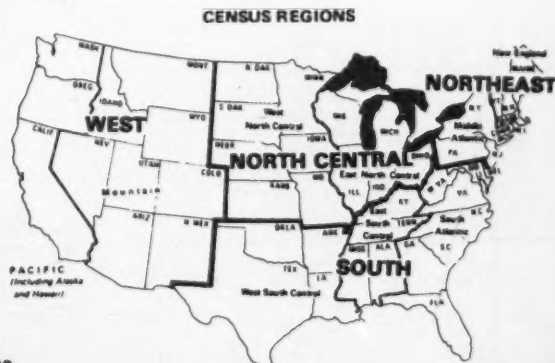
SURVEY INFORMATION AND NOTES

1. This survey includes over 8 million mortgage loans on 1- to 4-unit residential properties totaling an estimated \$240.3 billion of debt. These loans are serviced by more than 510 reporters, including mortgage bankers, commercial banks, savings banks, savings and loan associations, and life insurance companies.
2. A loan is considered 30 days delinquent if the December 1 installment has not been paid as of December 31. A loan is 60 days delinquent if the November 1 installment is unpaid as of December 31, etc.
3. "Foreclosure started during quarter" includes loans placed in the process of foreclosure during fourth quarter, deeds in lieu of foreclosure, and loans assigned to FHA, VA, other insurers or investors. "Foreclosure inventory end of quarter" includes all loans in process of foreclosure on December 31. Both foreclosure categories are excluded from "total installments past due."
4. Not all reporters provide data on FHA loans by section; thus, the sum of the two types of FHA loan breakdowns will not necessarily equal the number of all FHA loans reported.
5. National totals include Puerto Rico loans and loans of firms not providing state-by-state data.

6. s.a.—seasonally adjusted data

7. nc—not calculated

8. Series does not exhibit stable seasonal patterns.



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National Delinquency Survey

Prepared by the MBA Economics Department
May 31, 1983



Mortgage Bankers Association of America

1125 FIFTEENTH STREET, N.W. • WASHINGTON, D.C. 20005

DATA FOR MARCH 31, 1983

AND FOR 1st QUARTER 1983

The mortgage delinquency rate for loans secured by one- to four-unit residential property increased in the first quarter of 1983. Although the increase was smaller than the fourth quarter increase, it brought the overall delinquency rate to 5.84 percent, a record high level. Two important signs of coming improvement were reflected in these statistics. The rate of new foreclosures declined by 9 percent, and the 90-days or more delinquency rate remained almost unchanged after increasing for four quarters.

Most of the increase in the overall mortgage delinquency rate was due to new delinquencies in the one payment past due category. The percentage of mortgage loans with one payment past due advanced by ten basis points to 4.01 percent. In the two payment late group, the delinquency rate edged up from 0.96 percent to 0.99 percent. The most serious delinquencies, those 90-days or more past due, were essentially unchanged at 0.84 percent of all loans surveyed.

The delinquency rates for government-backed loans were up slightly from the previous quarter, while the same rate for con-

ventional loans increased by almost one half of a percentage point. For loans guaranteed by the Veterans Administration, the first quarter 1983 delinquency rate reached 6.24 percent, up from 6.18 percent in the fourth quarter of 1982. Delinquency rates in the 60-days and 90-days or more categories declined by 6 basis points, partially offsetting a 12 basis point rise in the less serious 30-days delinquent category. The delinquency performance of FHA-insured loans reflected a similar pattern, with improvement in the long term delinquency rate and some deterioration in the shorter term categories. Overall, the delinquency rate for FHA-insured loans increased by 13 basis points to 7.27 percent. In the conventional loan market, the delinquency rate increased from 3.81 percent in the previous quarter to 4.27 percent in the first quarter 1983. This upturn in the conventional loan delinquency rate follows two quarters of slight increases when the rate advanced a total of only 13 basis points, compared with the 46 basis point increase in the first quarter.

The survey results for new foreclosures started suggest coming improvement in the mortgage markets. The percentage of loans placed in the foreclosure process during the first quarter of 1983 declined to 0.20 percent from 0.22 percent in the previous quarter. This improvement was reported for conven-

tional loans and FHA-insured loans, while the foreclosures started figure for VA-guaranteed loans was unchanged.

On a regional basis, delinquency rates declined in most areas. In the North Central region, the improvement was greatest at 152 basis points, bringing the payment past due rate down to 5.64 percent. The same rates declined approximately three-quarters of a percentage point in the South and West to 4.72 percent and 5.38 percent, respectively. Only in the Northeast did delinquencies increase; the deterioration was 38 basis points, bringing the delinquency rate up to 6.9 percent. The rate of foreclosures started improved in the West, and it was unchanged in the other regions.

With the economy now on a recovery track, the outlook for mortgage foreclosures and delinquencies is improving. The civilian unemployment rate has been declining since January, and rising retail spending and industrial production bode well for more progress on the employment front. Lower interest rates and increasing house sales also are providing relief for homeowners who need to refinance or sell their property. Although this economic recovery will be moderate by historical standards and unemployment rates will improve only slowly, the second quarter is likely to be characterized by welcome declines in mortgage delinquency rates.

TEXT NUMBERS ARE SEASONALLY ADJUSTED UNLESS OTHERWISE NOTED.

DELINQUENCY RATES OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS Seasonally Adjusted

END OF QTR	ALL LOANS					CONVENTIONAL LOANS					VA LOANS					ALL FHA LOANS				
	PERCENT OF LOANS																			
	Total Past Due	Installments Past Due			FcIs started	Total Past Due	Installments Past Due			FcIs * started	Total Past Due	Installments Past Due			FcIs started	Total Past Due	Installments Past Due			FcIs started
	30 Days	60 Days	90 Days or more		30 Days	60 Days	90 Days or more		30 Days	60 Days	90 Days or more		30 Days	60 Days	90 Days or more		30 Days	60 Days	90 Days or more	
1981																				
1st	5.28	3.77	0.86	0.65	0.16	3.07	2.27	0.48	0.32	0.09	5.81	4.09	0.96	0.76	0.18	7.02	5.01	1.13	0.88	0.20
2nd	5.26	3.72	0.89	0.65	0.17	3.24	2.35	0.55	0.34	0.11	5.67	3.95	0.96	0.76	0.19	6.77	4.77	1.16	0.81	0.22
3rd	5.26	3.73	0.89	0.64	0.15	3.43	2.50	0.58	0.35	0.11	5.61	3.90	0.97	0.74	0.17	6.82	4.83	1.14	0.85	0.20
4th	5.16	3.67	0.87	0.64	0.16	3.31	2.39	0.57	0.35	0.11	5.60	3.89	0.97	0.74	0.18	6.61	4.69	1.09	0.83	0.21
1982																				
1st	5.35	3.75	0.90	0.70	0.20	3.52	2.52	0.58	0.42	0.13	5.77	4.00	0.98	0.79	0.22	6.92	4.84	1.14	0.94	0.25
2nd	5.56	3.83	0.97	0.76	0.20	3.68	2.55	0.65	0.48	0.13	5.99	4.08	1.05	0.86	0.22	7.07	4.89	1.24	0.94	0.25
3rd	5.48	3.76	0.94	0.78	0.22	3.79	2.61	0.66	0.52	0.14	5.86	3.95	1.02	0.89	0.25	7.07	4.89	1.20	0.98	0.29
4th	5.70	3.91	0.96	0.83	0.22	3.81	2.63	0.65	0.53	0.14	6.18	4.19	1.07	0.92	0.23	7.14	4.90	1.17	1.07	0.29
1983																				
1st	5.84	4.01	0.99	0.84	0.20	4.27	2.90	0.72	0.65	0.13	6.24	4.31	1.04	0.89	0.23	7.27	5.03	1.20	1.04	0.25



MORTGAGE BANKERS ASSOCIATION OF AMERICA

STATE, AREA AND CENSUS REGION	ALL LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	99,069	5.76	3.52	1.31	0.93	0.33	0.13
MAINE	15,342	3.99	2.33	0.91	0.75	0.55	0.18
MASSACHUSETTS	49,660	2.24	1.60	0.40	0.24	0.22	0.09
NEW HAMPSHIRE	11,648	5.79	3.91	0.86	1.02	0.04	0.09
RHODE ISLAND	4,438	3.83	2.77	0.79	0.27	0.83	1.08
VERMONT	809	4.57	2.72	1.11	0.74	0.49	0.12
NEW ENGLAND	180,966	4.60	2.89	0.99	0.72	0.31	0.14
NEW JERSEY	233,794	5.45	3.47	1.06	0.92	0.99	0.20
NEW YORK	499,456	8.64	6.20	1.40	1.04	0.58	0.09
PENNSYLVANIA	195,838	6.30	4.19	1.03	1.08	0.98	0.23
MID ATLANTIC	929,088	7.34	5.09	1.24	1.01	0.77	0.15
ILLINOIS	170,765	6.61	4.15	1.10	1.36	1.25	0.38
INDIANA	182,094	5.97	4.19	0.99	0.79	1.22	0.40
MICHIGAN	370,794	5.78	3.77	0.99	1.02	0.90	0.36
OHIO	229,149	6.58	4.08	1.03	1.47	1.56	0.31
WISCONSIN	41,147	4.89	2.68	0.82	1.39	1.21	0.25
E.N. CENTRAL	993,949	6.11	3.94	1.01	1.16	1.19	0.36
IOWA	34,271	6.27	3.43	1.07	1.77	1.33	0.28
KANSAS	36,645	4.51	2.82	0.85	0.84	0.76	0.21
MINNESOTA	153,983	4.07	2.60	0.68	0.79	0.53	0.16
MISSOURI	85,110	4.54	3.08	0.80	0.66	0.43	0.21
NEBRASKA	45,907	4.03	2.50	0.86	0.67	0.82	0.29
NORTH DAKOTA	2,205	4.54	2.59	1.00	0.95	0.82	0.50
SOUTH DAKOTA	11,052	2.31	1.33	0.36	0.62	0.84	0.12
W.N. CENTRAL	369,173	4.36	2.76	0.77	0.83	0.65	0.20
DELAWARE	18,572	4.39	2.97	0.60	0.82	0.22	0.13
D.C.	12,716	6.89	4.55	1.37	0.97	1.46	0.47
FLORIDA	443,220	4.58	3.09	0.81	0.68	0.53	0.21
GEORGIA	198,296	5.34	3.79	0.91	0.64	0.45	0.22
MARYLAND	144,308	4.21	2.81	0.81	0.59	0.47	0.12
N.C.	156,387	4.01	3.01	0.61	0.39	0.32	0.15
S.C.	96,515	6.54	4.74	1.07	0.73	0.61	0.31
VIRGINIA	220,185	3.98	2.90	0.59	0.49	0.22	0.06
W. VIRGINIA	8,363	4.42	3.00	0.79	0.63	0.22	0.08
S. ATLANTIC	1,290,542	4.66	3.26	0.79	0.61	0.44	0.18
ALABAMA	94,023	6.61	4.44	1.27	0.90	0.62	0.18
KENTUCKY	51,591	5.02	3.41	0.83	0.78	0.83	0.10
MISSISSIPPI	45,719	5.39	3.97	0.88	0.54	0.41	0.14
TENNESSEE	130,558	5.76	4.01	0.91	0.84	0.65	0.22
E.S. CENTRAL	321,891	5.84	4.03	1.00	0.81	0.63	0.18
ARKANSAS	31,331	5.01	3.19	0.79	1.03	0.36	0.19
LOUISIANA	110,896	3.87	2.80	0.62	0.45	0.27	0.14
OKLAHOMA	122,686	4.07	2.81	0.71	0.55	0.42	0.21
TEXAS	548,468	4.53	3.16	0.78	0.59	0.22	0.23
W.S. CENTRAL	813,381	4.39	3.06	0.75	0.58	0.26	0.21
ARIZONA	252,001	5.20	3.47	0.96	0.77	0.85	0.27
COLORADO	170,644	5.11	3.36	0.88	0.87	0.60	0.25
IDAHO	32,265	5.77	3.68	1.09	1.00	1.25	0.36
MONTANA	12,238	4.40	2.75	0.78	0.87	0.78	0.34
NEVADA	70,799	7.14	4.46	1.27	1.41	1.36	0.38
NEW MEXICO	37,933	3.77	2.78	0.59	0.40	0.25	0.06
UTAH	88,021	6.14	4.06	1.10	0.98	1.07	0.32
WYOMING	9,545	6.93	4.36	1.27	1.30	1.05	0.46
MOUNTAIN	653,446	5.44	3.58	0.97	0.89	0.77	0.28
ALASKA	11,267	2.29	1.83	0.26	0.20	0.15	0.03
CALIFORNIA	1,352,517	5.66	3.80	1.01	1.05	0.90	0.15
HAWAII	55,992	4.03	2.55	0.71	0.77	0.68	0.21
OREGON	75,791	4.96	3.11	0.93	0.92	0.85	0.23
WASHINGTON	231,506	4.14	2.67	0.75	0.72	0.78	0.24
PACIFIC	1,727,073	5.36	3.41	0.96	0.99	0.87	0.17
PUERTO RICO	133,747	8.66	5.58	1.89	1.39	1.46	0.75
NORTHEAST	1,110,054	6.90	4.73	1.20	0.97	0.89	0.15
NORTH CENTRAL	1,363,122	5.64	3.82	0.95	1.07	1.04	0.31
SOUTH	2,433,814	4.72	3.29	0.80	0.63	0.41	0.19
WEST	2,380,519	5.38	3.46	0.96	0.96	0.84	0.20
U.S. TOTAL	8,156,436	5.46	3.65	0.95	0.86	0.71	0.22
U.S. TOTAL (S.A.)	NC	5.84	4.01	0.99	0.84	NC	0.20

CONVENTIONAL LOANS						
NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
	TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
78,922	5.96	3.51	1.43	1.02	0.32	0.13
12,486	3.84	2.15	0.95	0.74	0.54	0.18
33,961	1.53	1.09	0.31	0.13	0.08	0.06
7,435	5.00	3.23	0.63	1.14	0.01	0.07
3,632	4.13	3.00	0.88	0.25	0.94	1.29
55	5.46	3.64	0.00	1.82	0.00	0.00
136,491	4.56	2.75	1.05	0.76	0.28	0.14
130,403	3.31	2.31	0.70	0.30	0.35	0.08
328,733	6.74	4.87	1.06	0.81	0.22	0.06
87,472	4.41	2.98	0.65	0.78	0.44	0.12
546,608	5.55	3.96	0.91	0.68	0.29	0.07
53,034	2.45	1.59	0.41	0.45	0.44	0.17
60,574	3.55	2.45	0.70	0.40	0.42	0.13
198,386	3.38	2.29	0.61	0.48	0.33	0.20
71,100	4.65	2.51	0.69	1.45	0.88	0.26
18,059	2.95	1.63	0.47	0.85	0.56	0.19
401,153	3.49	2.23	0.61	0.65	0.47	0.20
7,669	4.75	2.84	0.91	1.00	0.44	0.21
10,188	3.93	2.27	0.86	0.80	0.80	0.14
48,878	2.89	1.86	0.50	0.53	0.43	0.13
11,124	2.67	1.81	0.48	0.38	0.20	0.12
23,529	3.00	1.95	0.74	0.31	0.93	0.31
397	5.04	3.27	0.76	1.01	0.76	0.50
3,621	1.05	0.66	0.14	0.25	0.50	0.11
105,406	3.07	1.95	0.80	0.52	0.56	0.18
7,210	2.01	1.22	0.35	0.44	0.15	0.11
3,582	5.42	3.18	1.26	0.98	0.92	0.45
168,926	2.78	1.77	0.56	0.45	0.46	0.19
39,543	3.23	2.42	0.44	0.37	0.28	0.11
53,035	2.10	1.48	0.32	0.30	0.23	0.07
31,726	1.86	1.32	0.32	0.24	0.15	0.11
10,112	2.39	1.79	0.38	0.22	0.22	0.14
60,468	3.12	2.06	0.53	0.53	0.12	0.05
2,871	4.14	2.82	0.66	0.66	0.07	0.03
377,473	2.71	1.81	0.49	0.41	0.32	0.14
11,322	2.52	1.77	0.48	0.27	0.20	0.04
5,389	2.17	1.50	0.45	0.22	0.43	0.07
6,995	3.18	2.52	0.37	0.29	0.27	0.07
33,973	3.10	2.27	0.41	0.42	0.11	0.12
57,679	2.90	2.13	0.42	0.35	0.18	0.10
4,224	3.60	2.13	0.45	1.02	0.19	0.14
30,602	2.08	1.51	0.35	0.22	0.20	0.13
24,466	2.77	1.79	0.49	0.49	0.36	0.19
141,121	2.85	2.11	0.41	0.33	0.12	0.13
200,413	2.74	1.98	0.41	0.35	0.16	0.14
59,012	3.58	2.23	0.67	0.66	0.61	0.33
51,994	3.84	2.60	0.59	0.65	0.38	0.12
13,159	4.55	3.05	0.85	0.65	0.67	0.23
1,839	2.18	1.58	0.33	0.27	0.16	0.05
11,510	4.94	3.16	0.82	0.96	1.55	0.37
9,371	3.45	2.39	0.55	0.51	0.53	0.09
20,070	4.78	3.18	0.91	0.69	0.93	0.41
2,299	5.87	3.48	1.04	1.35	0.57	0.39
169,254	3.97	2.60	0.89	0.68	0.84	0.25
6,258	2.06	1.73	0.19	0.14	0.14	0.03
601,384	4.84	2.98	0.89	0.97	0.72	0.12
34,121	3.71	2.22	0.66	0.83	0.59	0.25
42,608	4.90	2.94	0.98	0.98	0.66	0.20
103,426	2.91	1.92	0.54	0.45	0.49	0.19
787,797	4.51	2.79	0.83	0.89	0.67	0.14
25,020	9.14	5.73	1.91	1.50	2.05	1.25
883,099	5.36	3.72	0.94	0.70	0.29	0.09
506,559	3.41	2.18	0.61	0.62	0.49	0.19
635,585	2.74	1.90	0.45	0.39	0.26	0.13
957,051	4.42	2.76	0.81	0.85	0.87	0.16
3,079,957	4.13	2.73	0.73	0.67	0.44	0.15
NC	4.27	2.90	0.72	0.65	NC	0.13

NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS

3

STATE, AREA AND CENSUS REGION	VA LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	10,237	4.53	3.18	0.72	0.63	0.38	0.15
MAINE	1,703	4.75	3.05	0.76	0.94	0.76	0.23
MASSACHUSETTS	7,086	2.72	1.91	0.44	0.37	0.55	0.18
NEW HAMPSHIRE	2,786	8.43	5.78	1.54	1.11	0.14	0.18
RHODE ISLAND	268	3.36	1.87	0.37	1.12	0.75	0.37
VERMONT	485	5.16	3.51	1.03	0.62	0.41	0.00
NEW ENGLAND	22,565	4.46	3.08	0.74	0.64	0.44	0.17
NEW JERSEY	49,057	7.56	4.47	1.47	1.62	1.49	0.26
NEW YORK	70,369	11.39	8.40	1.91	1.08	0.81	0.13
PENNSYLVANIA	46,461	7.47	4.56	1.36	1.55	1.40	0.42
MID ATLANTIC	165,887	9.16	6.16	1.63	1.37	1.16	0.25
ILLINOIS	49,615	7.96	4.69	1.40	1.87	1.70	0.59
INDIANA	54,411	7.23	4.93	1.23	1.07	1.66	0.57
MICHIGAN	47,410	6.55	4.12	1.13	1.30	1.23	0.49
OHIO	80,531	7.44	4.67	1.24	1.53	1.92	0.37
WISCONSIN	10,056	6.09	3.56	1.12	1.41	1.17	0.26
E.N. CENTRAL	242,023	7.27	4.58	1.24	1.45	1.65	0.48
IOWA	11,954	7.53	3.92	1.24	2.37	1.85	0.25
KANSAS	14,583	4.88	3.02	0.97	0.89	0.73	0.25
MINNESOTA	45,865	4.77	2.99	0.87	0.91	0.51	0.15
MISSOURI	29,067	4.40	3.00	0.79	0.61	0.39	0.21
NEBRASKA	9,343	4.35	2.52	0.96	0.87	0.77	0.30
NORTH DAKOTA	599	4.50	3.17	1.00	0.33	0.67	0.67
SOUTH DAKOTA	2,431	2.96	1.77	0.41	0.78	0.86	0.08
W.N. CENTRAL	113,842	4.90	3.03	0.90	0.97	0.68	0.20
DELAWARE	4,168	6.86	4.32	0.86	1.68	0.31	0.22
D.C.	4,301	6.74	4.88	0.95	0.91	1.44	0.56
FLORIDA	108,843	5.08	3.42	0.86	0.80	0.56	0.22
GEORGIA	75,284	5.74	4.06	1.03	0.65	0.49	0.26
MARYLAND	52,924	4.69	3.24	0.78	0.67	0.49	0.13
N.C.	71,082	4.23	3.13	0.66	0.44	0.28	0.14
S.C.	39,153	5.80	4.21	0.93	0.66	0.54	0.30
VIRGINIA	102,749	3.87	2.85	0.55	0.47	0.21	0.05
W. VIRGINIA	2,822	5.03	3.26	1.20	0.57	0.50	0.14
S. ATLANTIC	461,326	4.84	3.42	0.79	0.83	0.42	0.18
ALABAMA	38,641	5.95	4.07	1.16	0.72	0.42	0.14
KENTUCKY	16,369	4.52	3.15	0.66	0.71	0.76	0.11
MISSISSIPPI	16,552	5.10	3.69	0.89	0.52	0.22	0.11
TENNESSEE	35,500	6.07	4.24	0.99	0.84	0.57	0.23
E.S. CENTRAL	107,082	5.62	3.92	0.98	0.72	0.49	0.16
ARKANSAS	12,037	5.27	3.22	0.89	1.16	0.42	0.19
LOUISIANA	36,469	3.76	2.76	0.60	0.40	0.24	0.10
OKLAHOMA	37,915	4.43	3.10	0.74	0.59	0.49	0.28
TEXAS	187,704	5.14	3.50	0.92	0.72	0.31	0.26
W.S. CENTRAL	274,125	4.67	3.34	0.85	0.68	0.33	0.24
ARIZONA	66,159	5.53	3.68	1.07	0.78	0.72	0.28
COLORADO	66,774	5.44	3.60	0.97	0.87	0.69	0.34
IDAHO	8,793	6.33	4.11	1.15	1.07	1.58	0.48
MONTANA	4,460	4.57	2.67	0.96	0.94	0.76	0.38
NEVADA	21,010	6.56	4.38	1.09	1.09	1.29	0.39
NEW MEXICO	10,159	3.42	2.67	0.48	0.27	0.11	0.04
UTAH	16,273	6.60	4.35	1.01	1.24	1.05	0.33
WYOMING	3,304	7.02	4.36	1.48	1.19	1.36	0.30
MOUNTAIN	196,932	5.63	3.74	1.01	0.88	0.82	0.31
ALASKA	3,117	2.72	2.18	0.22	0.32	0.22	0.00
CALIFORNIA	323,035	5.77	3.74	1.01	1.02	1.04	0.17
HAWAII	9,880	4.25	2.74	0.84	0.67	0.99	0.11
OREGON	8,573	4.94	3.01	0.89	1.04	1.39	0.31
WASHINGTON	42,527	5.76	3.41	1.14	1.21	1.26	0.37
PACIFIC	387,132	5.69	3.65	1.01	1.02	1.07	0.20
PUERTO RICO	23,109	10.62	6.62	2.12	1.88	2.22	0.82
NORTHEAST	188,452	6.59	5.79	1.52	1.28	1.09	0.24
NORTH CENTRAL	355,865	6.51	4.08	1.13	1.30	1.34	0.39
SOUTH	842,513	4.95	3.46	0.83	0.66	0.40	0.19
WEST	584,064	5.67	3.88	1.01	0.98	0.98	0.24
U.S. TOTAL	2,199,381	5.79	3.86	1.01	0.92	0.80	0.25
U.S. TOTAL (S.A.)	NC	6.24	4.31	1.04	0.89	NC	0.23

STATE, AREA AND CENSUS REGION	ALL FHA LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	9,910	5.39	3.91	0.96	0.52	0.30	0.09
MAINE	1,153	4.42	3.21	0.69	0.52	0.43	0.09
MASSACHUSETTS	8,613	4.64	3.34	0.74	0.56	0.46	0.16
NEW HAMPSHIRE	1,427	4.76	3.85	0.70	0.21	0.00	0.07
RHODE ISLAND	538	2.04	1.67	0.37	0.00	0.19	0.00
VERMONT	269	3.35	1.12	1.49	0.74	0.74	0.37
NEW ENGLAND	21,910	4.91	3.56	0.84	0.51	0.36	0.12
NEW JERSEY	54,334	8.65	5.33	1.57	1.75	2.09	0.42
NEW YORK	100,354	12.93	9.02	2.17	1.74	1.60	0.17
PENNSYLVANIA	61,905	8.08	5.61	1.32	1.15	1.43	0.26
MID ATLANTIC	216,593	10.46	7.12	1.77	1.57	1.67	0.26
ILLINOIS	68,116	8.85	5.75	1.41	1.69	1.55	0.41
INDIANA	67,109	7.12	5.15	1.06	0.91	1.59	0.51
MICHIGAN	124,998	9.31	5.98	1.56	1.77	1.69	0.57
OHIO	77,518	7.45	4.91	1.11	1.43	1.81	0.31
WISCONSIN	13,032	6.67	3.45	1.09	2.13	2.11	0.33
E.N. CENTRAL	350,773	8.29	5.44	1.32	1.53	1.69	0.46
IOWA	14,648	6.04	3.35	1.02	1.67	1.38	0.33
KANSAS	11,874	4.57	3.06	0.69	0.82	0.75	0.22
MINNESOTA	59,240	4.49	2.91	0.68	0.90	0.63	0.18
MISSOURI	44,919	5.10	3.45	0.89	0.76	0.50	0.23
NEBRASKA	13,035	5.65	3.48	1.00	1.17	0.67	0.23
NORTH DAKOTA	1,209	4.39	2.07	1.08	1.24	0.91	0.41
SOUTH DAKOTA	5,000	2.92	1.60	0.50	0.82	1.08	0.14
W.N. CENTRAL	149,925	4.87	3.12	0.80	0.95	0.69	0.22
DELAWARE	7,194	5.34	3.93	0.71	0.70	0.22	0.11
D.C.	4,833	8.09	5.26	1.82	1.01	1.88	0.41
FLORIDA	165,451	6.10	4.22	1.05	0.83	0.58	0.21
GEORGIA	83,469	5.98	4.19	1.03	0.76	0.49	0.24
MARYLAND	38,349	6.50	4.05	1.55	0.90	0.78	0.17
N.C.	53,559	5.01	3.66	0.72	0.43	0.47	0.20
S.C.	47,250	8.04	5.82	1.33	0.89	0.75	0.35
VIRGINIA	56,968	5.09	3.88	0.71	0.50	0.36	0.08
W. VIRGINIA	2,670	4.08	2.92	0.49	0.67	0.07	0.07
S. ATLANTIC	459,743	6.05	4.28	1.03	0.74	0.56	0.21
ALABAMA	44,060	8.27	5.46	1.58	1.23	0.90	0.24
KENTUCKY	29,833	5.81	3.90	0.99	0.92	0.94	0.10
MISSISSIPPI	22,172	6.29	4.63	1.03	0.63	0.59	0.18
TENNESSEE	61,085	7.07	4.85	1.14	1.08	1.00	0.28
E.S. CENTRAL	157,150	7.06	4.81	1.22	1.03	0.90	0.22
ARKANSAS	15,070	5.17	3.45	0.80	0.92	0.36	0.20
LOUISIANA	43,825	5.22	3.74	0.82	0.66	0.36	0.17
OKLAHOMA	60,305	4.38	3.05	0.78	0.55	0.40	0.18
TEXAS	219,643	5.12	3.55	0.91	0.66	0.21	0.27
W.S. CENTRAL	338,843	5.00	3.48	0.87	0.65	0.27	0.23
ARIZONA	126,830	5.80	3.94	1.04	0.82	0.64	0.24
COLORADO	51,876	5.97	3.83	1.05	1.09	0.70	0.28
IDAHO	10,313	6.88	4.13	1.35	1.40	1.70	0.42
MONTANA	5,939	4.96	3.18	0.77	1.01	0.98	0.39
NEVADA	38,279	8.10	4.89	1.50	1.71	1.33	0.37
NEW MEXICO	18,403	4.12	3.03	0.67	0.42	0.18	0.10
UTAH	31,678	6.78	4.47	1.28	1.03	1.18	0.27
WYOMING	3,942	7.46	4.87	1.22	1.37	1.07	0.63
MOUNTAIN	287,260	6.18	4.05	1.11	1.02	0.82	0.27
ALASKA	1,892	2.28	1.59	0.53	0.16	0.05	0.05
CALIFORNIA	428,098	6.74	4.37	1.18	1.19	1.06	0.19
HAWAII	11,991	4.77	3.34	0.75	0.68	0.71	0.17
OREGON	24,610	5.07	3.45	0.86	0.76	0.98	0.25
WASHINGTON	85,553	4.81	3.20	0.81	0.80	0.89	0.23
PACIFIC	552,144	6.31	4.11	1.10	1.10	1.02	0.19
PUERTO RICO	85,618	7.98	5.25	1.51	1.22	1.08	0.59
NORTHEAST	238,503	9.96	6.79	1.69	1.48	1.55	0.25
NORTH CENTRAL	500,698	7.27	4.75	1.16	1.36	1.39	0.39
SOUTH	955,736	5.85	4.08	1.01	0.76	0.52	0.22
WEST	839,404	6.26	4.09	1.10	1.07	0.95	0.22
U.S. TOTAL	2,877,100	6.63	4.47	1.13	1.03	0.92	0.27
U.S. TOTAL (S.A.)	NC	7.27	5.03	1.20	1.04	NC	0.25

4

**DATA ON 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS AS OF MARCH 31, 1983
AND FOR 1st QUARTER, 1983**

STATE, AREA AND CENSUS REGION	F.H.A. 235 and 237 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	72	6.95	4.17	2.78	0.00	4.17	0.00
MAINE	180	11.66	9.44	1.11	1.11	0.56	0.00
MASSACHUSETTS	565	5.31	3.54	0.71	1.06	0.00	0.00
NEW HAMPSHIRE	0	0.00	0.00	0.00	0.00	0.00	0.00
RHODE ISLAND	2	50.00	50.00	0.00	0.00	0.00	0.00
VERMONT	44	2.27	0.00	2.27	0.00	2.27	0.00
NEW ENGLAND	863	6.72	4.75	1.04	0.93	0.58	0.12
NEW JERSEY	1,182	14.89	8.97	2.79	3.13	3.05	0.00
NEW YORK	1,326	16.21	9.20	4.07	2.94	1.36	0.08
PENNSYLVANIA	1,546	10.09	8.02	0.97	1.10	0.71	0.13
MID ATLANTIC	4,054	13.49	8.68	2.52	2.29	1.80	0.07
ILLINOIS	1,946	13.67	9.30	2.16	2.21	1.64	1.08
INDIANA	941	11.05	7.76	1.70	1.59	0.85	0.64
MICHIGAN	3,754	14.07	8.95	3.28	1.84	1.73	0.45
OHIO	2,734	10.28	7.39	1.35	1.54	1.83	0.29
WISCONSIN	770	12.08	8.31	1.43	2.34	2.08	0.13
E.N. CENTRAL	10,145	12.54	8.44	2.26	1.84	1.69	0.52
IOWA	1,035	8.12	4.83	1.74	1.55	0.39	0.10
KANSAS	275	7.63	5.09	1.45	1.09	0.73	0.00
MINNESOTA	1,641	8.53	5.97	1.34	1.22	0.43	0.24
MISSOURI	1,123	7.38	5.16	1.51	0.71	0.80	0.45
NEBRASKA	659	7.43	5.46	1.21	0.76	0.00	0.00
NORTH DAKOTA	210	3.33	1.43	0.95	0.95	0.00	0.00
SOUTH DAKOTA	472	2.11	1.48	0.21	0.42	0.21	0.00
W.N. CENTRAL	5,415	7.27	4.91	1.33	1.03	0.42	0.18
DELAWARE	74	17.56	12.16	1.35	4.05	0.00	0.00
D.C.	105	11.42	5.71	3.81	1.90	0.00	0.00
FLORIDA	11,740	8.45	5.88	1.43	1.14	0.79	0.35
GEORGIA	4,908	11.00	7.19	2.42	1.39	0.73	0.49
MARYLAND	185	8.65	7.57	0.00	1.08	0.00	0.00
N.C.	3,792	10.50	7.94	1.64	0.92	1.32	0.32
S.C.	2,891	12.76	9.34	2.14	1.28	1.18	0.76
VIRGINIA	2,217	9.20	6.54	1.67	0.99	0.50	0.05
W. VIRGINIA	101	6.93	4.95	1.98	0.00	0.00	0.00
S. ATLANTIC	26,013	9.80	6.89	1.75	1.16	0.86	0.38
ALABAMA	6,808	14.72	9.69	2.59	2.44	1.38	0.31
KENTUCKY	3,079	9.71	6.14	1.75	1.82	0.78	0.10
MISSISSIPPI	867	8.53	6.57	1.61	0.35	1.27	0.12
TENNESSEE	4,748	11.96	7.65	2.04	2.27	1.18	0.44
E.S. CENTRAL	15,502	12.54	8.19	2.20	2.15	1.19	0.30
ARKANSAS	587	4.43	3.07	1.19	0.17	1.36	0.51
LOUISIANA	4,189	6.37	4.44	1.19	0.74	0.53	0.72
OKLAHOMA	1,595	9.53	6.14	2.57	0.82	0.50	0.56
TEXAS	7,963	10.06	7.07	1.77	1.22	0.21	0.38
W.S. CENTRAL	14,334	8.69	6.03	1.67	0.99	0.38	0.50
ARIZONA	3,325	10.80	7.31	2.08	1.41	0.66	0.63
COLORADO	1,347	12.03	7.50	2.45	2.08	0.52	0.30
IDAHO	1,012	12.16	6.82	2.47	2.87	1.78	0.10
MONTANA	358	9.22	6.42	1.40	1.40	0.56	0.28
NEVADA	1,711	17.65	8.53	3.51	5.61	2.45	0.23
NEW MEXICO	367	13.90	9.54	3.00	1.36	0.00	0.62
UTAH	4,224	7.82	5.33	1.54	0.95	1.11	0.17
WYOMING	80	26.25	15.00	3.75	2.50	1.25	1.25
MOUNTAIN	12,424	11.11	6.87	2.21	2.03	1.12	0.34
ALASKA	5	0.00	0.00	0.00	0.00	0.00	0.00
CALIFORNIA	9,444	15.54	9.32	3.27	2.95	1.49	0.44
HAWAII	1,034	15.56	11.99	2.51	1.06	1.93	0.87
OREGON	669	8.07	5.38	1.79	0.90	0.90	0.45
WASHINGTON	2,433	10.68	7.23	1.81	1.64	0.82	0.29
PACIFIC	13,585	14.30	8.95	2.88	2.47	1.38	0.45
PUERTO RICO	5,620	15.57	10.34	3.33	1.90	1.41	1.19
NORTHEAST	4,917	12.30	7.99	2.26	2.05	1.42	0.08
NORTH CENTRAL	15,560	10.70	7.21	1.93	1.56	1.25	0.40
SOUTH	55,849	10.27	7.03	1.85	1.39	0.83	0.39
WEST	26,009	12.78	7.96	2.56	2.26	1.25	0.40
U.S. TOTAL	115,920	11.06	7.32	2.12	1.82	1.01	0.41
U.S. TOTAL (S.A.)	NC	12.49	8.55	2.28	1.66	NC	0.40

	F.H.A. 245 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
	304	4.94	3.62	0.99	0.33	0.33	0.00
	0	0.00	0.00	0.00	0.00	0.00	0.00
	266	10.15	7.89	1.88	0.38	0.00	0.00
	61	4.92	1.64	3.28	0.00	0.00	0.00
	264	3.03	2.85	0.38	0.00	0.00	0.00
	36	2.78	0.00	2.78	0.00	0.00	0.00
	931	5.80	4.30	1.29	0.21	0.11	0.00
	1,728	5.09	2.95	0.98	1.16	1.82	0.00
	500	7.29	3.90	2.54	0.85	1.02	0.00
	1,184	6.26	3.89	1.10	1.27	1.35	0.00
	3,502	5.85	3.43	1.28	1.14	1.43	0.00
	4,943	7.18	4.35	1.09	1.74	1.74	0.89
	669	5.53	2.84	0.90	1.79	0.80	0.45
	514	6.62	3.31	1.95	1.36	0.97	0.39
	1,872	7.37	4.86	1.12	1.39	1.23	0.16
	1,403	5.70	2.49	0.86	2.35	0.71	0.07
	9,401	6.85	4.01	1.10	1.74	1.36	0.56
	1,730	7.16	3.29	0.92	2.95	0.40	0.00
	1,352	4.59	2.44	0.52	1.63	0.81	0.15
	4,131	4.79	3.29	0.87	0.63	0.65	0.00
	1,377	4.22	2.98	0.51	0.73	0.22	0.07
	477	5.88	2.94	1.68	1.26	0.00	0.00
	93	12.91	4.30	3.23	5.38	4.30	4.30
	721	3.05	1.53	0.69	0.83	0.69	0.28
	9,881	5.11	3.00	0.83	1.28	0.58	0.09
	10	10.00	0.00	10.00	0.00	0.00	0.00
	86	10.47	6.98	3.49	0.00	3.49	0.00
	6,592	5.75	4.17	0.96	0.62	0.97	0.38
	4,475	3.95	2.84	0.80	0.31	0.72	0.16
	3,769	4.14	2.87	0.66	0.61	0.50	0.00
	2,451	3.92	3.02	0.49	0.41	0.53	0.12
	1,165	4.73	3.69	0.52	0.52	1.20	0.17
	4,716	3.98	3.01	0.57	0.40	0.47	0.02
	1	0.00	0.00	0.00	0.00	0.00	0.00
	23,285	4.56	3.33	0.74	0.49	0.72	0.16
	1,724	6.38	3.65	1.22	1.51	1.22	0.75
	176	9.66	6.25	2.84	0.57	1.70	0.00
	518	7.34	4.83	1.54	0.97	1.54	0.19
	2,160	6.94	4.44	1.44	1.06	1.06	0.19
	4,576	6.86	4.26	1.42	1.20	1.20	0.39
	31	3.23	0.00	0.00	3.23	0.00	0.00
	541	3.14	1.85	1.11	0.18	0.18	0.00
	1,986	4.88	3.37	0.91	0.60	0.76	0.05
	10,466	4.57	3.13	0.82	0.62	0.22	0.04
	13,024	4.56	3.11	0.84	0.61	0.30	0.04
	7,779	7.19	4.58	1.35	1.26	0.87	0.10
	8,867	6.54	4.07	1.25	1.22	0.52	0.38
	2,083	6.09	3.79	1.15	1.15	1.54	0.29
	414	8.21	3.14	1.69	3.38	0.72	0.24
	1,815	9.53	5.56	2.26	1.71	1.80	0.22
	440	3.18	1.82	0.68	0.68	0.23	0.00
	6,128	7.52	4.86	1.63	1.03	1.08	0.15
	205	8.30	5.37	0.98	1.95	4.39	1.46
	27,731	7.08	4.42	1.42	1.24	0.92	0.23
	106	3.77	2.83	0.94	0.00	0.00	0.00
	39,063	8.85	5.53	1.49	1.63	1.66	0.15
	643	5.91	2.95	1.56	1.40	2.02	0.00
	1,389	6.26	3.67	1.37	1.22	1.15	0.29
	7,658	7.51	4.02	1.51	1.98	1.07	0.25
	48,859	8.36	5.20	1.49	1.67	1.55	0.17
	0	0.00	0.00	0.00	0.00	0.00	0.00
	4,433	5.85	3.61	1.29	0.95	1.15	0.00
	19,282	5.95	3.49	0.96	1.50	0.96	0.32
	40,867	4.81	3.36	0.85	0.60	0.64	0.15
	78,590	7.89	4.92	1.46	1.51	1.32	0.19
	145,978	6.61	4.20	1.20	1.21	1.05	0.20
	NC	n.a.	n.a.	n.a.	n.a.	NC	n.a.



MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS
MARCH 31, 1983

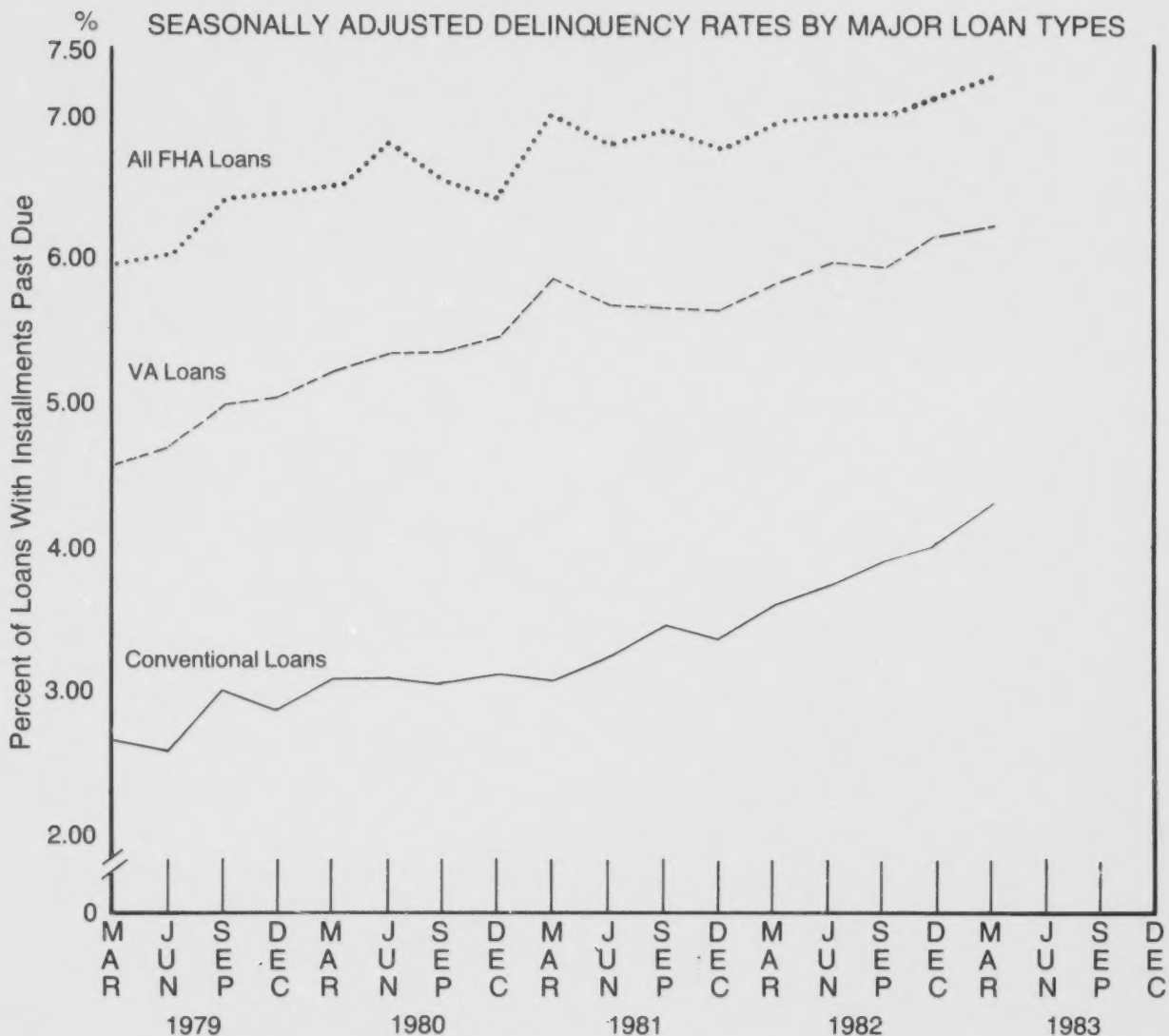
CENSUS REGION	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE															PERCENT OF LOANS FORECLOSURES STARTED DURING QUARTER		
	TOTAL PAST DUE			30 DAYS			60 DAYS			90 DAYS OR MORE			90 DAYS OR MORE (S.A.)					
	CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM					
	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	YR AGO	QTR AGO	CURR QTR	QTR AGO	CURR QTR	YR AGO	QTR AGO	
CONVENTIONAL LOANS																		
Northeast	5.36	1.05	0.64	3.72	0.62	0.34	0.94	0.19	0.15	0.70	0.24	0.15	0.69	0.16	0.09	(0.01)	0.01	
North Central	3.41	0.01	(0.27)	2.18	(0.18)	(0.16)	0.81	0.04	(0.07)	0.62	0.15	(0.04)	0.60	(0.03)	0.19	0.03	0.05	
South	2.74	0.56	(0.34)	1.90	0.31	(0.22)	0.45	0.11	(0.07)	0.39	0.14	(0.05)	0.36	(0.04)	0.13	0.06	0.03	
West	4.42	0.99	(0.10)	2.76	0.45	(0.46)	0.81	0.18	0.09	0.85	0.36	0.27	0.79	0.23	0.16	(0.01)	(0.02)	
U.S. TOTAL	4.13	0.73	0.06	2.73	0.35	(0.09)	0.73	0.14	0.04	0.67	0.24	0.11	—	—	0.15	0.01	0.01	
U.S. Total (s.a.)	4.27	—	0.46	2.90	—	0.27	0.72	—	0.07	0.65	—	0.12	0.65	0.12	0.13	—	(0.01)	
V.A. LOANS																		
Northeast	8.59	1.61	0.06	5.79	1.10	(0.02)	1.52	0.24	(0.02)	1.28	0.27	0.10	1.22	0.13	0.24	0.01	0.05	
North Central	6.51	(0.39)	(2.11)	4.08	(0.26)	(1.42)	1.13	(0.13)	(0.33)	1.30	0.00	(0.36)	1.27	(0.30)	0.39	(0.04)	0.00	
South	4.95	0.36	(0.81)	3.46	0.24	(0.64)	0.83	0.06	(0.12)	0.66	0.06	(0.05)	0.64	(0.02)	0.19	0.02	0.01	
West	5.67	0.55	(0.82)	3.68	0.32	(0.69)	1.01	0.08	(0.10)	0.98	0.15	(0.03)	0.91	(0.05)	0.24	0.03	(0.01)	
U.S. TOTAL	5.79	0.45	(1.01)	3.86	0.28	(0.79)	1.01	0.06	(0.14)	0.92	0.11	(0.08)	—	—	0.25	0.01	0.00	
U.S. Total (s.a.)	6.24	—	0.06	4.31	—	0.12	1.04	—	(0.03)	0.89	—	(0.03)	0.89	(0.03)	0.23	—	0.00	
ALL F.H.A. LOANS																		
Northeast	9.96	1.60	(0.42)	6.79	1.11	(0.45)	1.69	0.23	(0.08)	1.48	0.26	0.11	1.44	0.19	0.25	(0.01)	0.02	
North Central	7.27	(0.72)	(2.44)	4.75	(0.42)	(1.73)	1.16	(0.19)	(0.33)	1.36	(0.11)	(0.38)	1.36	(0.28)	0.39	(0.10)	(0.02)	
South	5.85	0.47	(1.20)	4.08	0.24	(1.03)	1.01	0.14	(0.09)	0.76	0.09	(0.08)	0.72	(0.06)	0.22	0.04	0.00	
West	6.26	0.54	(1.21)	4.09	0.25	(1.05)	1.10	0.08	(0.14)	1.07	0.21	(0.02)	0.99	(0.05)	0.22	0.03	(0.05)	
U.S. TOTAL	6.63	0.32	(1.33)	4.47	0.17	(1.06)	1.13	0.08	(0.15)	1.03	0.10	(0.12)	—	—	0.27	0.00	(0.03)	
U.S. Total (s.a.)	7.27	—	0.13	5.03	—	0.13	1.20	—	0.03	1.04	—	(0.03)	1.04	(0.03)	0.25	—	(0.04)	
F.H.A. LOANS (excluding 235 & 237)																		
Northeast	10.08	1.67	(0.47)	6.84	1.26	(0.35)	1.74	0.24	(0.10)	1.50	0.17	(0.02)	1.41	0.01	0.26	(0.01)	0.03	
North Central	7.10	(0.68)	(2.46)	4.56	(0.40)	(1.69)	1.11	(0.21)	(0.33)	1.43	(0.07)	(0.44)	1.39	(0.40)	0.35	(0.13)	(0.05)	
South	5.53	0.45	(0.99)	3.88	0.27	(0.87)	0.95	0.12	(0.05)	0.70	0.06	(0.07)	0.65	(0.07)	0.21	0.04	0.00	
West	6.08	0.61	(1.09)	3.97	0.29	(0.97)	1.07	0.11	(0.11)	1.04	0.21	(0.01)	0.97	(0.03)	0.21	0.04	(0.06)	
U.S. TOTAL	6.38	0.36	(1.24)	4.30	0.22	(0.99)	1.06	0.05	(0.13)	1.00	0.09	(0.12)	—	—	0.26	0.01	(0.03)	
U.S. Total (s.a.)	6.87	—	(0.07)	4.76	—	0.00	1.12	—	0.00	0.99	—	(0.07)	0.99	(0.07)	0.23	—	(0.08)	
F.H.A. LOANS (Section 235 and 237)																		
Northeast	12.30	1.00	(0.79)	7.99	0.59	(1.07)	2.26	0.27	(0.12)	2.05	0.14	0.40	2.05	0.45	0.08	(0.10)	(0.12)	
North Central	10.70	(0.32)	(3.86)	7.21	0.08	(2.75)	1.93	0.04	(0.55)	1.56	(0.44)	(0.56)	1.60	(0.36)	0.40	(0.55)	(0.21)	
South	10.27	0.63	(3.30)	7.03	0.22	(2.69)	1.85	0.21	(0.42)	1.39	0.20	(0.19)	1.38	(0.08)	0.39	0.15	(0.15)	
West	12.78	3.15	(3.04)	7.96	1.47	(2.99)	2.56	0.75	(0.26)	2.26	0.93	0.21	2.12	0.19	0.40	(0.27)	(0.17)	
U.S. TOTAL	11.06	0.94	(3.09)	7.32	0.40	(2.62)	2.12	0.31	(0.31)	1.82	0.23	(0.19)	—	—	0.41	(0.06)	(0.17)	
U.S. Total (s.a.)	12.49	—	(0.16)	8.55	—	(0.03)	2.28	—	0.02	1.66	—	(0.10)	1.66	(0.10)	0.40	—	(0.16)	
F.H.A. 245 LOANS*																		
Northeast	5.85	0.58	(0.84)	3.61	0.18	(1.32)	1.29	0.28	0.30	0.95	0.12	0.18	—	—	0.00	(0.13)	(0.03)	
North Central	5.95	0.27	(1.54)	3.49	0.04	(1.52)	0.96	(0.08)	(0.02)	1.50	0.32	0.00	—	—	0.32	0.09	0.10	
South	4.81	0.38	(0.98)	3.36	0.08	(0.96)	0.85	0.17	(0.03)	0.60	0.13	0.01	—	—	0.15	0.05	(0.09)	
West	7.89	0.99	(1.32)	4.92	0.45	(1.22)	1.46	0.15	(0.07)	1.51	0.39	(0.03)	—	—	0.19	0.03	0.02	
U.S. TOTAL	6.61	0.63	(1.20)	4.20	0.25	(1.17)	1.20	0.11	(0.03)	1.21	0.27	0.00	—	—	0.20	0.05	0.01	
U.S. Total (s.a.)	n.s.	—	—	n.s.	—	—	n.s.	—	—	n.s.	—	—	n.s.	—	n.s.	—	—	

*Seasonally adjusted series for 90 days or more and U.S. Totals, are not available.



MORTGAGE BANKERS ASSOCIATION OF AMERICA

NATIONAL DELINQUENCY SURVEY OF 1-4 UNIT RESIDENTIAL MORTGAGE LOANS MARCH 31, 1983



SURVEY INFORMATION AND NOTES

1. This survey includes over 8 million mortgage loans on 1- to 4-unit residential properties totaling an estimated \$236.1 billion of debt. These loans are serviced by more than 440 reporters, including mortgage bankers, commercial banks, savings banks, savings and loan associations, and life insurance companies.
2. A loan is considered 30 days delinquent if the March 1 installment has not been paid as of March 31. A loan is 60 days delinquent if the February 1 installment is unpaid as of March 31, etc.
3. "Foreclosure started during quarter" includes loans placed in the process of foreclosure during first quarter, deeds in lieu of foreclosure, and loans assigned to FHA, VA, other insurers or investors. "Foreclosure inventory end of quarter" includes all loans in process of foreclosure on March 31. Both foreclosure categories are excluded from "total installments past due."
4. Not all reporters provide data on FHA loans by section; thus, the sum of the two types of FHA loan breakdowns will not necessarily equal the number of all FHA loans reported.
5. National totals include Puerto Rico loans and loans of firms not providing state-by-state data.

6. s.a.—seasonally adjusted data

7. nc—not calculated

8. Series does not exhibit stable seasonal patterns.

CENSUS REGIONS



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National Delinquency Survey

Prepared by the MBA Economics Department
August 22, 1983



Mortgage Bankers Association of America

1125 FIFTEENTH STREET, N.W. • WASHINGTON, D.C. 20005

DATA FOR JUNE 30, 1983
AND FOR 2nd QUARTER 1983

The national mortgage delinquency rate declined to 5.63 percent in the second quarter of 1983 for loans secured by one- to four-unit residential property. This rate is down from the record high levels of 5.84 percent in the first quarter this year and 5.70 percent in the fourth quarter 1982. This improvement in mortgage delinquencies was reflected both in the conventional and the government-backed loan markets. The delinquency rate for conventional loans declined to 3.91 percent in the second quarter from 4.27 percent in the previous period. The VA-guaranteed loan delinquency rate dropped to 6.08 percent in the second quarter from 6.24 percent, while the late percentage for FHA-insured loans slipped to 7.01 percent from 7.27 percent.

The largest decline in the overall mortgage delinquency rate occurred in the one payment late category. These new delinquencies declined 16 basis points to 3.85 percent in the second quarter, down from 4.01 percent in the first quarter. The two and three payment delinquency rates declined modestly in the second quarter. Loans with installments past due 60-days represented 0.95 percent of all loans in the second quarter, down four basis points. The 90 days or more delinquency rate was 0.83

percent in the second quarter, lower by only one basis point.

Improvement in the real estate finance markets also was seen in the foreclosure statistics for the second quarter. The share of residential mortgage loans in the process of foreclosure declined to 0.66 percent. This statistic represents a welcome decline from the first quarter record high level of 0.71 percent. These data are not seasonally adjusted. Most of the improvement in these foreclosure measures are in the FHA-insured and VA-guaranteed loan categories, where the rates are highest. The foreclosures in process rate for FHA-insured loans declined by 7 basis points to 0.85 percent, and the same rate for VA-guaranteed loans dropped 6 basis points to 0.74 percent. In the conventional mortgage area, the decline was a slight 2 basis points, to 0.42 percent. This improvement was the result both of increased completions of pending foreclosures and the cancellation of such proceedings where payments were brought up to date or the property was sold to repay the loan.

The filing of new foreclosures increased in the second quarter to 0.23 percent of loans outstanding. This increase is still below the high level reached during the long recession of 1974-1975.

On a regional basis, delinquency rates in the second quarter declined in the Northeast and the West, but they increased in the economi-

cally depressed North Central states. The Northeast region produced the largest regional decline in mortgage delinquencies; the rate there fell by 129 basis points from 6.90 percent in the first quarter to 5.61 percent in the second quarter. The delinquency rate in the West improved from 5.38 percent in the first quarter to 5.10 percent in the second, a decline of 28 basis points. Although delinquencies increased by 46 basis points to 6.10 percent in the North Central region, they had declined by 152 basis points in the first quarter, so the current rate is still below its fourth quarter 1982 level. In the South, where the delinquency rate is the lowest, the rate remains essentially unchanged, at 4.76 percent.

The outlook for the mortgage delinquencies and foreclosures is bright for the remainder of 1983. The economic recovery appears to be on a solid footing, and the unemployment rate has declined to 9.5 percent. Home sales are 50 percent above their levels of one year ago. Although the North Central states will lag the nation in the recovery due to their concentration of heavy industry, all areas should participate in the improved real estate market this year. The recent uptick in interest rates is a cause for concern, but it does not appear to be large enough to seriously threaten the economic recovery. The third quarter statistics are expected to show continued declines in both delinquency and foreclosure measures.

TEXT NUMBERS ARE SEASONALLY ADJUSTED UNLESS OTHERWISE NOTED.

DELINQUENCY RATES OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS																				
Seasonally Adjusted																				
END OF QTR	ALL LOANS					CONVENTIONAL LOANS					VA LOANS					ALL FHA LOANS				
	PERCENT OF LOANS																			
	Total Past Due	Installments Past Due			FcIs started	Total Past Due	Installments Past Due			FcIs * started	Total Past Due	Installments Past Due			FcIs started	Total Past Due	Installments Past Due			FcIs started
	30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more			30 Days	60 Days	90 Days or more		
1981																				
1st	5.28	3.77	0.86	0.65	0.16	3.07	2.27	0.48	0.32	0.09	5.81	4.09	0.96	0.76	0.18	7.02	5.01	1.13	0.88	0.20
2nd	5.26	3.72	0.89	0.65	0.17	3.24	2.35	0.55	0.34	0.11	5.67	3.95	0.96	0.76	0.19	6.77	4.80	1.16	0.81	0.22
3rd	5.26	3.73	0.89	0.64	0.15	3.43	2.50	0.58	0.35	0.11	5.61	3.90	0.97	0.74	0.17	6.82	4.83	1.14	0.85	0.20
4th	5.18	3.67	0.87	0.64	0.16	3.31	2.39	0.57	0.35	0.11	5.60	3.89	0.97	0.74	0.18	6.61	4.69	1.09	0.83	0.21
1982																				
1st	5.35	3.75	0.90	0.70	0.20	3.52	2.52	0.58	0.42	0.13	5.77	4.00	0.98	0.79	0.22	6.92	4.84	1.14	0.94	0.25
2nd	5.56	3.83	0.97	0.76	0.20	3.68	2.55	0.65	0.48	0.13	5.99	4.08	1.05	0.86	0.22	7.07	4.89	1.24	0.94	0.25
3rd	5.48	3.76	0.94	0.78	0.22	3.79	2.61	0.66	0.52	0.14	5.86	3.95	1.02	0.89	0.25	7.07	4.89	1.20	0.96	0.29
4th	5.70	3.91	0.96	0.83	0.22	3.81	2.63	0.65	0.53	0.14	6.18	4.19	1.07	0.92	0.23	7.14	4.90	1.17	1.07	0.29
1983																				
1st	5.84	4.01	0.99	0.84	0.20	4.27	2.90	0.72	0.65	0.13	6.24	4.31	1.04	0.89	0.23	7.27	5.03	1.20	1.04	0.25
2nd	5.63	3.85	0.95	0.83	0.23	3.91	2.67	0.66	0.56	0.16	6.08	4.11	1.04	0.93	0.27	7.01	4.83	1.18	1.00	0.29



MORTGAGE BANKERS ASSOCIATION OF AMERICA

STATE, AREA AND CENSUS REGION	ALL LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	105,118	3.95	2.60	0.76	0.59	0.28	0.08
MAINE	26,176	3.90	2.80	0.53	0.57	0.42	0.06
MASSACHUSETTS	79,790	3.37	2.45	0.50	0.42	0.20	0.07
NEW HAMPSHIRE	10,573	4.81	3.37	1.04	0.40	0.10	0.10
RHODE ISLAND	7,768	3.33	2.63	0.40	0.30	0.41	0.14
VERMONT	892	3.59	3.03	0.34	0.22	0.45	0.22
NEW ENGLAND	230,497	3.76	2.61	0.64	0.51	0.27	0.08
NEW JERSEY	254,752	5.41	3.52	1.00	0.89	0.94	0.24
NEW YORK	396,620	6.82	5.14	1.03	0.65	0.64	0.37
PENNSYLVANIA	295,931	5.60	3.88	0.93	0.79	0.68	0.29
MID ATLANTIC	947,303	6.05	4.31	0.99	0.75	0.73	0.31
ILLINOIS	230,092	7.24	4.76	1.15	1.33	1.51	0.33
INDIANA	196,377	6.60	4.78	1.08	0.74	1.19	0.30
MICHIGAN	446,255	6.37	4.35	1.02	1.00	0.90	0.31
OHIO	190,834	7.07	4.75	1.12	1.20	1.29	0.28
WISCONSIN	52,671	6.31	3.64	1.05	1.62	1.47	0.23
E.N. CENTRAL	1,116,229	6.71	4.55	1.08	1.08	1.17	0.30
IOWA	52,186	4.97	2.86	0.77	1.34	1.02	0.12
KANSAS	44,841	4.81	3.22	0.84	0.75	0.76	0.22
MINNESOTA	167,089	4.26	2.86	0.68	0.72	0.56	0.14
MISSOURI	95,791	5.04	3.58	0.83	0.63	0.41	0.20
NEBRASKA	48,267	4.08	2.77	0.78	0.53	0.74	0.19
NORTH DAKOTA	2,690	4.87	3.05	0.74	1.08	1.15	0.26
SOUTH DAKOTA	11,014	2.31	1.33	0.33	0.65	0.60	0.17
W.N. CENTRAL	421,878	4.51	3.01	0.74	0.76	0.63	0.17
DELAWARE	20,025	4.47	3.33	0.58	0.56	0.26	0.13
D.C.	14,386	7.22	5.01	1.20	1.01	1.48	0.42
FLORIDA	432,736	4.96	3.41	0.80	0.75	0.62	0.27
GEORGIA	204,010	5.58	4.02	0.95	0.61	0.39	0.29
MARYLAND	171,398	3.73	2.66	0.60	0.47	0.44	0.12
N.C.	175,345	4.36	3.33	0.63	0.40	0.28	0.13
S.C.	103,376	6.38	4.66	1.13	0.59	0.64	0.30
VIRGINIA	230,227	3.32	2.49	0.49	0.34	0.21	0.08
W. VIRGINIA	8,654	5.09	3.55	0.84	0.70	0.17	0.08
S. ATLANTIC	1,360,157	4.67	3.35	0.75	0.57	0.45	0.20
ALABAMA	95,806	6.06	4.26	1.08	0.72	0.62	0.21
KENTUCKY	52,385	4.66	3.46	0.65	0.55	0.68	0.10
MISSISSIPPI	69,562	5.37	3.97	0.88	0.52	0.30	0.18
TENNESSEE	140,557	5.82	4.16	0.90	0.76	0.52	0.25
E.S. CENTRAL	358,310	5.63	4.05	0.91	0.67	0.53	0.21
ARKANSAS	35,187	5.01	3.43	0.73	0.85	0.45	0.12
LOUISIANA	152,505	3.92	2.97	0.57	0.38	0.27	0.08
OKLAHOMA	128,019	4.63	3.33	0.72	0.58	0.49	0.22
TEXAS	673,478	4.67	3.29	0.77	0.61	0.25	0.20
W.S. CENTRAL	989,189	4.56	3.25	0.73	0.58	0.29	0.18
ARIZONA	257,710	4.86	3.41	0.80	0.65	0.69	0.22
COLORADO	200,981	5.15	3.42	0.84	0.89	0.54	0.21
IDAHO	52,599	4.86	3.29	0.78	0.79	0.71	0.26
MONTANA	16,029	4.44	2.74	0.86	0.84	0.79	0.30
NEVADA	74,287	6.78	4.39	1.14	1.25	1.20	0.27
NEW MEXICO	44,086	3.68	2.70	0.56	0.42	0.19	0.07
UTAH	57,251	6.61	4.29	1.15	1.17	1.05	0.30
WYOMING	12,233	6.88	4.16	1.14	1.59	0.82	0.29
MOUNTAIN	715,178	5.24	3.53	0.97	0.84	0.70	0.22
ALASKA	20,878	2.73	2.07	0.50	0.16	0.16	0.12
CALIFORNIA	1,255,975	5.30	3.49	0.93	0.88	0.86	0.22
HAWAII	74,724	3.83	2.48	0.62	0.73	0.54	0.11
OREGON	73,012	5.57	3.91	0.78	0.88	0.89	0.21
WASHINGTON	294,935	4.24	2.86	0.70	0.68	0.66	0.19
PACIFIC	1,719,524	5.03	3.34	0.86	0.83	0.80	0.21
PUERTO RICO	107,429	8.67	5.87	1.60	1.20	1.42	0.81
NORTHEAST	1,177,800	5.61	3.98	0.92	0.71	0.84	0.27
NORTH CENTRAL	1,538,107	6.10	4.13	0.98	0.99	1.02	0.27
SOUTH	2,707,858	4.76	3.41	0.76	0.59	0.40	0.19
WEST	2,434,702	5.10	3.40	0.86	0.84	0.77	0.21
U.S. TOTAL	8,739,395	5.25	3.64	0.86	0.75	0.68	0.22
U.S. TOTAL (S.A.)	NC	5.63	3.85	0.95	0.83	NC	0.23

STATE, AREA AND CENSUS REGION	CONVENTIONAL LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	83,382	3.90	2.50	0.77	0.63	0.27	0.05
MAINE	20,766	3.50	2.47	0.47	0.56	0.37	0.05
MASSACHUSETTS	49,377	2.05	1.50	0.29	0.26	0.12	0.05
NEW HAMPSHIRE	5,922	3.94	2.74	0.81	0.39	0.02	0.03
RHODE ISLAND	4,599	4.44	3.57	0.54	0.33	0.61	0.15
VERMONT	94	0.00	0.00	0.00	0.00	0.00	0.00
NEW ENGLAND	164,140	3.31	2.23	0.58	0.50	0.23	0.05
NEW JERSEY	134,492	3.25	2.22	0.66	0.37	0.34	0.06
NEW YORK	263,978	5.39	4.18	0.77	0.44	0.20	0.08
PENNSYLVANIA	157,682	3.76	2.58	0.56	0.62	0.34	0.10
MID ATLANTIC	556,152	4.41	3.25	0.68	0.48	0.27	0.08
ILLINOIS	62,858	2.67	1.77	0.41	0.49	0.48	0.12
INDIANA	62,027	3.49	2.52	0.60	0.37	0.46	0.13
MICHIGAN	229,408	3.49	2.48	0.59	0.42	0.34	0.19
OHIO	38,061	3.43	2.15	0.53	0.75	0.39	0.09
WISCONSIN	15,653	5.19	2.94	0.97	1.28	0.93	0.16
E.N. CENTRAL	408,007	3.42	2.36	0.57	0.49	0.40	0.16
IOWA	21,377	2.79	1.55	0.51	0.73	0.17	0.05
KANSAS	11,399	3.19	2.03	0.63	0.53	0.85	0.28
MINNESOTA	51,422	3.14	2.19	0.42	0.53	0.46	0.11
MISSOURI	11,381	2.59	1.65	0.41	0.53	0.22	0.10
NEBRASKA	24,152	3.13	2.18	0.67	0.28	0.78	0.15
NORTH DAKOTA	374	4.27	2.67	0.80	0.80	1.34	0.27
SOUTH DAKOTA	3,541	1.04	0.68	0.11	0.25	0.20	0.08
W.N. CENTRAL	123,846	2.98	1.97	0.50	0.51	0.48	0.12
DELAWARE	6,510	2.49	1.71	0.32	0.46	0.17	0.00
D.C.	3,970	4.38	3.02	0.68	0.68	1.18	0.35
FLORIDA	122,947	4.20	2.64	0.68	0.88	0.86	0.44
GEORGIA	41,439	3.00	2.22	0.49	0.29	0.22	0.17
MARYLAND	66,206	1.99	1.40	0.34	0.25	0.20	0.06
N.C.	35,699	2.21	1.68	0.32	0.21	0.14	0.08
S.C.	12,523	2.71	1.92	0.54	0.25	0.30	0.11
VIRGINIA	58,859	2.34	1.62	0.34	0.38	0.07	0.06
W. VIRGINIA	3,038	3.52	2.17	0.59	0.76	0.03	0.07
S. ATLANTIC	351,191	3.03	2.04	0.49	0.50	0.42	0.21
ALABAMA	12,181	2.66	1.96	0.44	0.26	0.25	0.09
KENTUCKY	9,027	3.60	2.66	0.41	0.33	0.42	0.08
MISSISSIPPI	20,563	3.94	3.12	0.47	0.35	0.18	0.13
TENNESSEE	36,100	3.19	2.41	0.44	0.34	0.12	0.12
E.S. CENTRAL	77,871	3.35	2.58	0.44	0.33	0.19	0.11
ARKANSAS	4,796	2.75	2.02	0.35	0.38	0.31	0.04
LOUISIANA	44,462	2.29	1.74	0.31	0.24	0.21	0.04
OKLAHOMA	23,210	3.36	2.21	0.55	0.60	0.56	0.29
TEXAS	174,165	2.81	2.00	0.45	0.36	0.17	0.14
W.S. CENTRAL	246,633	2.76	1.97	0.43	0.36	0.22	0.14
ARIZONA	58,085	3.22	2.12	0.58	0.52	0.67	0.16
COLORADO	59,322	3.63	2.45	0.56	0.62	0.38	0.22
IDAHO	29,178	4.13	2.85	0.66	0.62	0.34	0.16
MONTANA	3,102	3.06	2.35	0.32	0.39	0.06	0.06
NEVADA	11,486	4.80	3.11	0.72	0.97	1.22	0.27
NEW MEXICO	8,969	3.50	2.37	0.58	0.55	0.47	0.13
UTAH	17,471	5.09	3.23	0.86	1.00	0.84	0.17
WYOMING	3,280	5.61	3.14	0.88	1.59	1.10	0.55
MOUNTAIN	190,893	3.80	2.53	0.62	0.65	0.56	0.19
ALASKA	12,563	2.43	1.97	0.28	0.18	0.18	0.14
CALIFORNIA	536,040	4.21	2.70	0.77	0.74	0.77	0.21
HAWAII	48,678	3.68	2.26	0.59	0.83	0.46	0.12
OREGON	40,259	5.96	4.25	0.69	1.02	0.54	0.12
WASHINGTON	144,416	3.01	2.10	0.48	0.43	0.36	0.14
PACIFIC	781,958	4.01	2.63	0.69	0.69	0.66	0.18
PUERTO RICO	22,312	7.51	4.83	1.43	1.25	1.77	1.24
NORTHEAST	720,292	4.16	3.02	0.86	0.48	0.28	0.08
NORTH CENTRAL	531,653	3.32	2.27	0.56	0.49	0.42	0.15
SOUTH	675,605	2.97	2.08	0.46	0.43	0.32	0.17
WEST	972,849	3.98	2.81	0.88	0.69	0.64	0.19
U.S. TOTAL	3,221,947	3.70	2.56	0.60	0.54	0.42	0.15
U.S. TOTAL (S.A.)	NC	3.91	2.67	0.68	0.58	NC	0.16

NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS

STATE, AREA AND CENSUS REGION	NUMBER OF LOANS SERVICED	VA LOANS					
		PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	11,239	3.78	2.70	0.61	0.47	0.43	0.28
MAINE	3,605	5.38	4.05	0.69	0.64	0.72	0.14
MASSACHUSETTS	14,489	4.43	3.25	0.77	0.41	0.31	0.08
NEW HAMPSHIRE	3,431	7.03	4.90	1.66	0.47	0.26	0.26
RHODE ISLAND	1,480	1.15	0.74	0.07	0.34	0.14	0.14
VERMONT	519	4.43	3.85	0.19	0.39	0.00	0.00
NEW ENGLAND	34,763	4.44	3.22	0.76	0.46	0.37	0.17
NEW JERSEY	54,813	7.19	4.57	1.24	1.38	1.39	0.40
NEW YORK	53,005	8.33	6.21	1.33	0.79	0.97	0.55
PENNSYLVANIA	54,297	7.50	5.02	1.42	1.06	1.12	0.82
MID ATLANTIC	162,115	7.66	5.25	1.33	1.08	1.16	0.52
ILLINOIS	68,604	8.26	5.28	1.34	1.64	1.83	0.46
INDIANA	59,836	8.07	5.67	1.37	1.03	1.55	0.11
MICHIGAN	63,850	7.20	4.76	1.18	1.26	1.24	0.41
OHIO	77,812	7.94	5.33	1.31	1.30	1.56	0.35
WISCONSIN	14,277	6.32	3.61	1.21	1.50	1.04	0.18
E.N. CENTRAL	284,179	7.80	5.17	1.30	1.33	1.53	0.39
IOWA	14,619	6.88	3.75	1.03	2.10	1.89	0.25
KANSAS	18,546	5.53	3.64	0.96	0.93	0.66	0.19
MINNESOTA	49,663	4.88	3.17	0.86	0.85	0.53	0.14
MISSOURI	32,066	4.85	3.45	0.79	0.61	0.36	0.16
NEBRASKA	9,954	4.31	2.76	0.85	0.70	0.79	0.26
NORTH DAKOTA	679	3.69	2.36	0.74	0.59	0.74	0.29
SOUTH DAKOTA	2,423	2.93	1.69	0.58	0.66	0.58	0.12
W.N. CENTRAL	127,982	5.11	3.31	0.87	0.93	0.68	0.18
DELAWARE	4,716	4.68	3.20	0.74	0.74	0.38	0.28
D.C.	4,866	7.75	5.38	1.29	1.09	1.48	0.45
FLORIDA	120,674	4.68	3.28	0.74	0.66	0.52	0.21
GEORGIA	53,092	5.81	4.20	1.00	0.61	0.37	0.29
MARYLAND	57,869	4.46	3.23	0.67	0.56	0.50	0.14
N.C.	79,309	4.57	3.48	0.66	0.43	0.26	0.12
S.C.	40,781	5.60	4.16	0.90	0.54	0.61	0.28
VIRGINIA	106,273	3.27	2.49	0.48	0.30	0.22	0.07
W. VIRGINIA	2,899	6.87	4.66	1.28	0.93	0.38	0.03
S. ATLANTIC	503,479	4.63	3.38	0.73	0.52	0.40	0.18
ALABAMA	39,260	5.59	3.92	1.04	0.63	0.43	0.20
KENTUCKY	16,275	4.01	2.89	0.59	0.53	0.89	0.06
MISSISSIPPI	21,941	5.07	3.75	0.81	0.51	0.23	0.17
TENNESSEE	38,510	6.12	4.27	1.01	0.84	0.45	0.21
E.S. CENTRAL	115,986	5.44	3.86	0.92	0.66	0.44	0.18
ARKANSAS	13,241	5.55	3.72	0.82	1.01	0.51	0.17
LOUISIANA	50,644	3.59	2.74	0.51	0.34	0.27	0.08
OKLAHOMA	40,132	4.97	3.56	0.77	0.64	0.51	0.21
TEXAS	231,390	5.35	3.70	0.99	0.76	0.34	0.22
W.S. CENTRAL	335,397	5.05	3.54	0.82	0.69	0.35	0.19
ARIZONA	68,130	5.04	3.54	0.88	0.62	0.75	0.25
COLORADO	77,946	5.74	3.85	0.95	0.94	0.61	0.20
IDAHO	11,539	5.20	3.44	0.88	0.88	0.89	0.34
MONTANA	5,306	4.28	2.68	0.81	0.79	0.83	0.34
NEVADA	22,132	6.15	4.09	1.00	1.06	1.22	0.25
NEW MEXICO	12,784	3.16	2.34	0.45	0.37	0.09	0.03
UTAH	13,918	6.90	4.54	1.25	1.11	1.33	0.39
WYOMING	3,992	8.14	4.88	1.38	1.86	0.78	0.25
MOUNTAIN	215,747	5.48	3.70	0.92	0.84	0.75	0.23
ALASKA	3,944	3.52	2.69	0.68	0.15	0.25	0.20
CALIFORNIA	306,510	5.64	3.72	0.98	0.94	0.93	0.22
HAWAII	11,281	3.68	2.56	0.82	0.50	0.81	0.12
OREGON	8,193	5.53	3.75	0.94	0.84	1.78	0.41
WASHINGTON	50,157	6.10	3.84	1.10	1.16	1.23	0.33
PACIFIC	380,085	5.62	3.89	0.98	0.95	0.98	0.34
PUERTO RICO	20,320	10.64	6.80	2.12	1.72	2.19	1.01
NORTHEAST	196,878	7.10	4.90	1.23	0.97	1.02	0.46
NORTH CENTRAL	412,161	6.96	4.80	1.16	1.20	1.26	0.32
SOUTH	954,862	4.88	3.50	0.78	0.60	0.39	0.18
WEST	595,632	5.56	3.89	0.96	0.91	0.90	0.34
U.S. TOTAL	2,389,109	5.63	3.87	0.94	0.82	0.74	0.25
U.S. TOTAL (S.A.)	NC	6.08	4.11	1.04	0.93	NC	0.27

STATE, AREA AND CENSUS REGION	NUMBER OF LOANS SERVICED	ALL FHA LOANS					
		PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	10,497	4.50	3.29	0.81	0.40	0.27	0.10
MAINE	1,805	5.60	4.16	0.94	0.50	0.39	0.00
MASSACHUSETTS	15,924	6.45	4.65	0.91	0.89	0.36	0.13
NEW HAMPSHIRE	1,400	3.08	2.29	0.50	0.29	0.07	0.00
RHODE ISLAND	1,689	2.20	1.72	0.30	0.18	0.12	0.12
VERMONT	279	3.23	2.51	0.72	0.00	1.43	0.72
NEW ENGLAND	31,594	5.35	3.89	0.83	0.83	0.32	0.11
NEW JERSEY	65,447	8.36	5.32	1.51	1.53	1.80	0.46
NEW YORK	79,637	10.54	7.85	1.67	1.22	1.87	1.21
PENNSYLVANIA	83,952	7.83	5.59	1.32	0.92	1.04	0.44
MID ATLANTIC	229,036	8.92	6.23	1.49	1.20	1.55	0.71
ILLINOIS	98,630	9.45	6.31	1.49	1.85	1.95	0.37
INDIANA	74,514	8.00	5.95	1.25	0.80	1.50	0.36
MICHIGAN	153,197	10.30	6.97	1.59	1.74	1.61	0.46
OHIO	74,961	8.03	5.48	1.22	1.33	1.46	0.29
WISCONSIN	22,741	7.06	4.14	1.00	1.92	2.12	0.30
E.N. CENTRAL	424,043	9.12	6.22	1.41	1.49	1.67	0.38
IOWA	16,190	6.14	3.79	0.89	1.46	1.35	0.09
KANSAS	14,806	5.14	3.60	0.85	0.69	0.82	0.21
MINNESOTA	66,004	4.68	3.16	0.74	0.78	0.66	0.16
MISSOURI	52,312	5.69	4.08	0.94	0.67	0.48	0.25
NEBRASKA	14,161	5.53	3.79	0.91	0.83	0.64	0.23
NORTH DAKOTA	1,637	5.49	3.42	0.73	1.34	1.28	0.24
SOUTH DAKOTA	5,050	2.91	1.62	0.36	0.93	0.89	0.26
W.N. CENTRAL	170,250	5.20	3.55	0.83	0.82	0.70	0.19
DELAWARE	8,799	5.83	4.60	0.68	0.55	0.27	0.15
D.C.	5,550	8.78	6.11	1.50	1.17	1.69	0.43
FLORIDA	189,115	5.64	4.00	0.91	0.73	0.54	0.20
GEORGIA	79,479	6.70	4.78	1.14	0.78	0.49	0.35
MARYLAND	47,323	5.26	3.72	0.88	0.66	0.69	0.16
N.C.	80,337	5.34	4.10	0.76	0.48	0.38	0.16
S.C.	50,072	7.92	5.75	1.47	0.70	0.74	0.36
VIRGINIA	62,095	4.36	3.32	0.66	0.38	0.33	0.10
W. VIRGINIA	2,717	4.96	3.90	0.66	0.40	0.11	0.15
S. ATLANTIC	505,487	5.84	4.23	0.95	0.88	0.53	0.22
ALABAMA	44,355	7.42	5.19	1.29	0.94	0.88	0.25
KENTUCKY	27,083	5.40	4.01	0.76	0.63	0.77	0.15
MISSISSIPPI	27,058	6.69	4.80	1.24	0.65	0.46	0.23
TENNESSEE	65,947	7.12	5.07	1.10	0.95	0.77	0.36
E.S. CENTRAL	164,453	6.84	4.88	1.12	0.81	0.75	0.27
ARKANSAS	17,150	5.23	3.60	0.77	0.86	0.44	0.11
LOUISIANA	57,399	5.48	4.12	0.84	0.52	0.31	0.10
OKLAHOMA	64,677	4.87	3.59	0.75	0.53	0.45	0.19
TEXAS	267,923	6.32	3.78	0.89	0.65	0.23	0.22
W.S. CENTRAL	407,198	5.26	3.79	0.85	0.62	0.26	0.19
ARIZONA	131,495	5.49	3.91	0.85	0.73	0.66	0.23
COLORADO	63,713	5.86	3.79	0.97	1.10	0.59	0.21
IDAHO	11,882	6.32	4.22	0.99	1.11	1.46	0.42
MONTANA	7,621	5.11	2.94	1.12	1.05	1.06	0.37
NEVADA	40,669	7.70	4.92	1.34	1.44	1.19	0.28
NEW MEXICO	22,335	4.04	3.04	0.61	0.39	0.14	0.06
UTAH	25,862	7.50	4.87	1.30	1.33	1.04	0.34
WYOMING	4,961	6.73	4.25	1.11	1.37	0.67	0.16
MOUNTAIN	308,538	5.97	4.03	0.88	0.96	0.75	0.24
ALASKA	4,371	2.86	1.81	0.96	0.09	0.05	0.00
CALIFORNIA	413,425	6.48	4.35	1.10	1.03	0.92	0.24
HAWAII	14,765	4.42	3.15	0.71	0.56	0.60	0.09
OREGON	24,580	4.96	3.41	0.88	0.67	1.15	0.26
WASHINGTON	100,362	5.09	3.48	0.81	0.80	0.81	0.19
PACIFIC	557,483	6.08	4.10	1.03	0.95	0.89	0.22
PUERTO RICO	64,797	8.47	5.95	1.50	1.02	1.06	0.60
NORTHEAST	280,630	8.49	5.95	1.41	1.13	1.40	0.64
NORTH CENTRAL	594,283	8.00	5.46	1.34	1.30	1.39	0.33
SOUTH	1,077,099	5.77	4.16	0.94	0.67	0.47	0.22
WEST	898,021	6.03	4.07	1.01	0.95	0.84	0.23
U.S. TOTAL	3,128,339	6.55	4.57	1.07	0.91	0.85	0.28
U.S. TOTAL (S.A.)	NC	7.01	4.83	1.18	1.00	NC	0.29

**DATA ON 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS AS OF JUNE 30, 1983
AND FOR 2nd QUARTER, 1983**

STATE, AREA AND CENSUS REGION	F.H.A. 235 AND 237 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
CONNECTICUT	67	11.94	7.46	2.99	1.49	0.00	1.49
MAINE	337	10.09	7.42	1.48	1.19	0.30	0.00
MASSACHUSETTS	2,165	8.87	6.56	0.92	1.39	0.32	0.00
NEW HAMPSHIRE	44	6.81	2.27	2.27	2.27	0.00	0.00
RHODE ISLAND	97	3.09	1.03	2.06	0.00	0.00	0.00
VERMONT	44	9.09	9.09	0.00	0.00	4.55	2.27
NEW ENGLAND	2,754	8.86	6.46	1.09	1.31	0.36	0.07
NEW JERSEY	1,157	15.31	8.82	3.03	3.46	2.25	0.09
NEW YORK	872	10.21	6.08	2.98	1.15	1.49	0.23
PENNSYLVANIA	1,781	13.42	9.43	1.91	2.08	0.73	0.34
MID ATLANTIC	3,810	13.25	8.48	2.49	2.28	1.36	0.24
ILLINOIS	2,855	15.80	10.02	2.91	2.87	2.35	0.49
INDIANA	948	10.87	7.81	1.58	1.48	0.84	0.53
MICHIGAN	4,289	14.82	10.35	2.63	1.84	1.84	0.35
OHIO	3,041	11.05	7.66	1.71	1.68	1.87	0.26
WISCONSIN	1,893	10.40	6.81	1.85	1.74	2.17	0.69
E.N. CENTRAL	13,026	13.23	8.95	2.29	1.99	1.93	0.42
IOWA	986	9.94	6.19	2.03	1.72	0.61	0.41
KANSAS	409	12.47	9.05	1.71	1.71	0.49	0.00
MINNESOTA	1,925	7.07	4.62	1.51	0.94	0.42	0.05
MISSOURI	1,232	9.01	6.25	1.70	1.06	0.65	0.97
NEBRASKA	684	8.04	5.56	1.46	1.02	0.73	0.55
NORTH DAKOTA	211	6.63	5.21	0.47	0.95	0.00	0.00
SOUTH DAKOTA	471	3.40	1.91	0.85	0.64	0.42	0.42
W.N. CENTRAL	5,918	8.12	5.44	1.55	1.13	0.52	0.42
DELAWARE	72	13.89	8.33	1.39	4.17	0.00	1.39
D.C.	51	19.61	13.73	3.92	1.96	0.00	0.00
FLORIDA	11,824	8.70	6.18	1.24	1.28	0.70	0.36
GEORGIA	5,347	11.86	8.36	2.17	1.33	0.60	0.47
MARYLAND	210	13.81	10.00	2.38	1.43	0.48	0.48
N.C.	3,726	10.52	7.89	1.80	0.83	1.26	0.30
S.C.	2,638	14.41	10.88	2.35	1.18	1.10	0.57
VIRGINIA	2,263	8.97	6.41	1.81	0.75	0.53	0.09
W. VIRGINIA	100	10.00	8.00	2.00	0.00	0.00	0.00
S. ATLANTIC	26,231	10.28	7.42	1.89	1.17	0.78	0.37
ALABAMA	6,821	12.95	9.05	2.17	1.73	1.57	0.70
KENTUCKY	1,739	12.19	9.09	1.55	1.55	1.09	0.35
MISSISSIPPI	1,771	12.82	8.53	2.65	1.64	0.56	0.28
TENNESSEE	4,770	12.51	8.76	2.05	1.70	1.17	0.55
E.S. CENTRAL	15,101	12.71	8.90	2.12	1.89	1.27	0.56
ARKANSAS	649	6.00	3.54	0.77	1.69	0.46	0.62
LOUISIANA	4,936	7.46	5.63	1.24	0.59	0.49	0.38
OKLAHOMA	1,881	10.59	7.85	1.93	0.81	0.43	0.21
TEXAS	9,402	11.91	8.83	1.89	1.19	0.22	0.33
W.S. CENTRAL	16,948	10.23	7.58	1.86	0.99	0.33	0.34
ARIZONA	3,677	11.04	7.75	2.04	1.25	0.54	0.57
COLORADO	1,826	11.72	7.34	1.92	2.46	0.60	0.22
IDAHO	900	11.56	7.78	2.00	1.78	0.89	0.22
MONTANA	466	9.23	4.72	2.36	2.15	1.07	0.86
NEVADA	1,804	16.58	9.92	2.61	4.05	0.78	0.06
NEW MEXICO	922	11.18	7.38	2.39	1.41	0.00	0.43
UTAH	1,762	8.90	5.33	1.70	1.87	0.57	0.11
WYOMING	117	18.80	14.53	0.85	3.42	0.00	0.00
MOUNTAIN	11,474	11.74	7.57	2.08	2.08	0.59	0.33
ALASKA	4	50.00	25.00	25.00	0.00	0.00	0.00
CALIFORNIA	9,549	15.68	10.38	2.70	2.60	1.12	0.67
HAWAII	1,168	15.75	10.45	3.42	1.88	1.28	0.34
OREGON	568	9.85	6.16	2.46	1.23	0.35	0.18
WASHINGTON	2,873	11.81	8.01	2.09	1.71	1.04	0.31
PACIFIC	14,162	14.67	9.74	2.63	2.30	1.09	0.55
PUERTO RICO	4,336	13.51	8.60	3.37	1.54	1.22	0.81
NORTHEAST	5,584	11.40	7.83	1.90	1.87	0.94	0.17
NORTH CENTRAL	18,944	11.83	7.85	2.06	1.72	1.49	0.42
SOUTH	58,180	10.89	7.85	1.79	1.25	0.78	0.41
WEST	25,636	13.37	8.77	2.39	2.21	0.87	0.45
U.S. TOTAL	122,110	11.59	8.01	2.02	1.56	0.90	0.40
U.S. TOTAL (S.A.)	NC	72.25	8.38	2.20	1.69	NC	0.39

STATE, AREA AND CENSUS REGION	F.H.A. 245 LOANS						
	NUMBER OF LOANS SERVICED	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE				PERCENT OF LOANS IN FORECLOSURE	
		TOTAL PAST DUE	30 DAYS	60 DAYS	90 DAYS OR MORE	INVENTORY END OF QUARTER	STARTED DURING QUARTER
	295	6.11	4.75	1.02	0.34	0.68	0.34
	3	0.00	0.00	0.00	0.00	0.00	0.00
	272	8.83	6.25	1.84	0.74	0.37	0.00
	78	5.13	3.85	0.00	1.28	1.28	0.00
	11	0.00	0.00	0.00	0.00	0.00	0.00
	25	4.00	0.00	4.00	0.00	0.00	0.00
	684	6.87	4.97	1.32	0.58	0.58	0.15
	2,075	4.91	2.36	1.06	1.49	1.35	0.14
	488	4.71	3.28	0.82	0.61	2.25	0.82
	1,332	6.46	4.50	0.98	0.98	1.50	0.90
	3,895	5.42	3.21	1.00	1.21	1.51	0.48
	5,965	6.94	4.34	0.96	1.64	2.21	0.59
	1,014	4.92	3.35	0.39	1.18	0.69	0.20
	991	4.85	2.93	1.01	0.91	2.12	0.61
	1,477	6.49	4.33	1.08	1.08	1.22	0.00
	1,996	4.86	2.56	0.55	1.75	1.25	0.20
	11,443	6.17	3.82	0.86	1.49	1.77	0.41
	1,862	7.62	3.97	1.07	2.58	0.54	0.00
	1,594	5.65	3.39	1.13	1.13	0.82	0.25
	4,745	4.79	3.31	0.74	0.74	0.72	0.06
	1,545	4.01	2.91	0.71	0.39	0.45	0.00
	493	6.08	3.45	1.01	1.62	0.00	0.00
	100	8.00	2.00	1.00	5.00	10.00	3.00
	728	2.06	1.37	0.14	0.55	0.27	0.27
	11,067	5.18	3.24	0.82	1.12	0.69	0.11
	27	3.70	0.00	0.00	3.70	0.00	0.00
	118	13.56	7.63	2.54	3.39	3.39	0.85
	7,823	5.58	3.80	0.97	0.81	0.73	0.20
	5,168	3.80	2.83	-0.56	0.41	0.70	0.15
	4,641	4.42	3.30	0.65	0.47	0.62	0.00
	2,925	3.69	2.94	0.48	0.27	0.24	0.00
	1,364	4.77	3.74	0.81	0.22	0.73	0.07
	5,431	3.90	2.89	0.66	0.35	0.39	0.00
	2	0.00	0.00	0.00	0.00	0.00	0.00
	27,499	4.50	3.27	0.72	0.51	0.60	0.09
	1,782	6.00	3.25	1.12	1.63	1.23	0.34
	226	7.08	4.87	0.00	2.21	0.00	0.00
	535	7.66	5.23	1.31	1.12	1.31	0.00
	2,367	6.68	4.44	1.27	0.97	1.48	0.13
	4,910	6.55	4.11	1.16	1.28	1.30	0.18
	51	3.92	1.96	0.00	1.96	0.00	0.00
	1,122	5.34	4.10	0.71	0.53	0.98	0.09
	2,383	4.95	3.89	0.88	0.38	0.63	0.08
	13,778	4.59	3.08	0.84	0.67	0.25	0.04
	17,334	4.89	3.22	0.84	0.63	0.35	0.05
	10,050	6.77	4.37	1.13	1.27	1.00	0.29
	10,649	6.91	4.45	1.02	1.44	0.46	0.14
	1,976	4.78	2.88	0.61	1.27	1.08	0.20
	550	6.55	3.64	0.73	2.18	1.45	0.00
	2,216	9.03	5.64	1.49	1.90	1.90	0.23
	743	3.10	2.02	0.81	0.27	0.13	0.00
	6,013	8.60	5.57	1.58	1.45	1.08	0.30
	216	7.67	4.17	2.31	1.39	0.00	0.00
	32,413	7.11	4.55	1.17	1.39	0.89	0.22
	130	2.31	1.54	0.77	0.00	0.77	0.00
	38,061	8.29	5.35	1.52	1.42	1.49	0.29
	770	5.46	3.77	0.65	1.04	3.38	0.00
	1,511	6.68	3.64	1.32	1.72	1.72	0.13
	9,220	7.46	4.33	1.11	2.02	1.28	0.30
	49,892	6.02	5.07	1.42	1.53	1.49	0.28
	0	0.00	0.00	0.00	0.00	0.00	0.00
	4,579	5.63	3.47	1.05	1.11	1.38	0.44
	22,510	5.89	3.54	0.84	1.31	1.24	0.26
	48,743	4.78	3.34	0.81	0.63	0.58	0.09
	82,105	7.86	4.88	1.32	1.48	1.25	0.26
	164,582	6.37	4.13	1.08	1.16	1.02	0.21
	NC	NC	NC	NC	NC	NC	NC



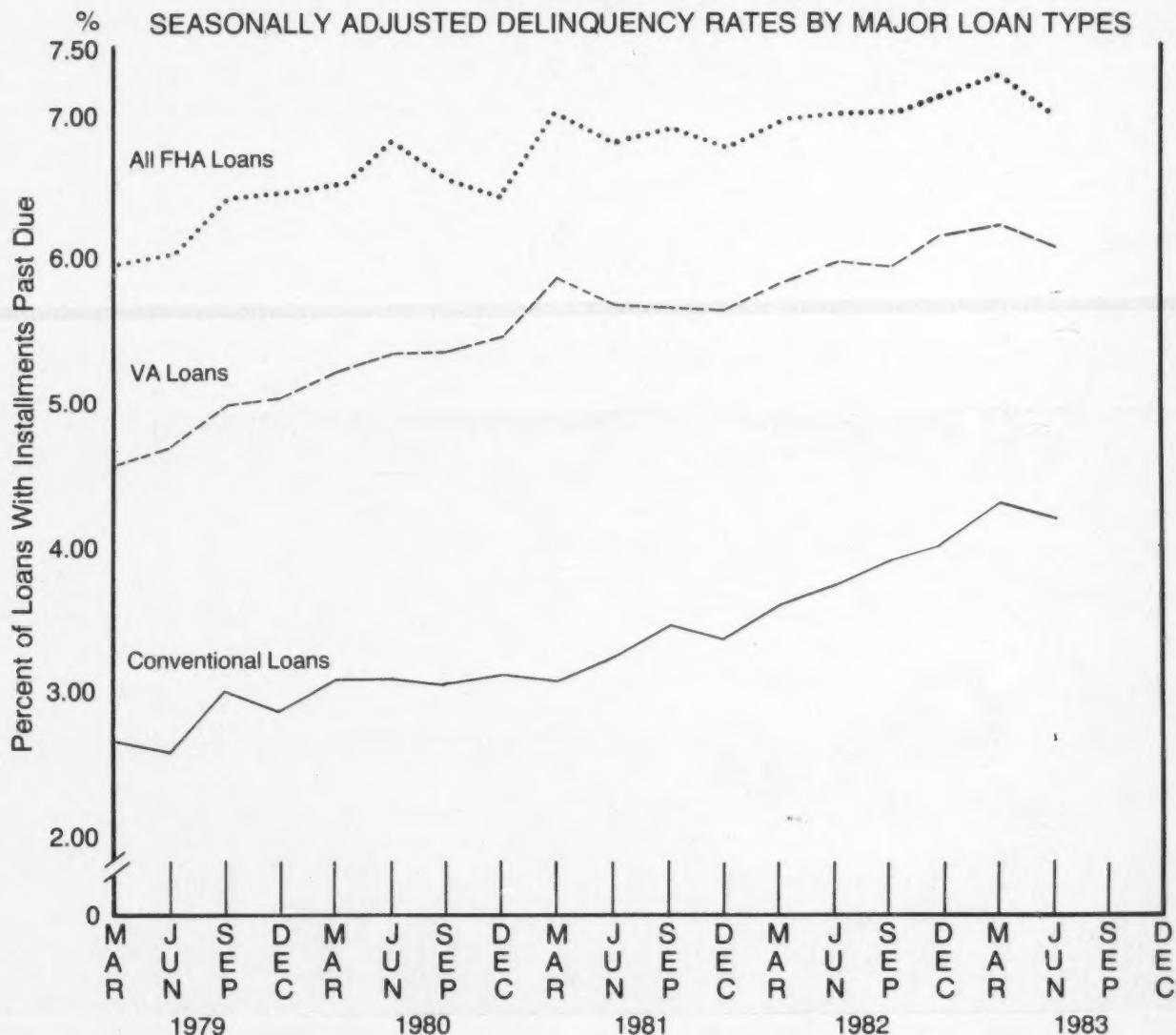
MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1- TO 4-UNIT RESIDENTIAL MORTGAGE LOANS
JUNE 30, 1983

CENSUS REGION	PERCENT OF LOANS WITH INSTALLMENTS PAST DUE															PERCENT OF LOANS FORECLOSURES STARTED DURING QUARTER		
	TOTAL PAST DUE			30 DAYS			60 DAYS			90 DAYS OR MORE			90 DAYS OR MORE (S.A.)					
	CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM			CHANGE FROM					
	CURR. QTR.	YR. AGO	QTR. AGO	CURR. QTR.	YR. AGO	QTR. AGO	CURR. QTR.	YR. AGO	QTR. AGO	CURR. QTR.	YR. AGO	QTR. AGO	CURR. QTR.	QTR. AGO	CURR. QTR.	YR. AGO	QTR. AGO	
CONVENTIONAL LOANS																		
Northeast	4.16	(0.11)	(1.20)	3.02	(0.09)	(0.70)	0.66	(0.07)	(0.28)	0.48	0.05	(0.22)	0.51	(0.18)	0.08	0.00	(0.01)	
North Central	3.32	(0.38)	(0.09)	2.27	(0.20)	0.09	0.56	(0.02)	(0.05)	0.49	(0.16)	(0.13)	0.53	(0.07)	0.15	0.02	(0.04)	
South	2.97	0.71	0.23	2.08	0.38	0.18	0.46	0.11	0.01	0.43	0.22	0.04	0.51	0.15	0.17	0.07	0.04	
West	3.96	0.56	(0.44)	2.61	0.26	(0.15)	0.68	0.08	(0.13)	0.69	0.22	(0.16)	0.75	(0.04)	0.19	0.06	0.03	
U.S. TOTAL	3.70	0.21	(0.43)	2.56	0.11	(0.17)	0.60	0.01	(0.13)	0.54	0.09	(0.13)	—	—	0.15	0.03	0.00	
U.S. Total (s.a.)	3.91	—	(0.36)	2.67	—	(0.23)	0.66	—	(0.06)	0.58	—	(0.07)	0.58	(0.07)	0.16	—	0.03	
V.A. LOANS																		
Northeast	7.10	(0.13)	(1.49)	4.90	(0.15)	(0.89)	1.23	(0.03)	(0.29)	0.97	0.05	(0.31)	1.07	(0.15)	0.46	0.23	0.22	
North Central	6.96	(0.24)	0.45	4.60	(0.11)	0.52	1.16	(0.09)	0.03	1.20	(0.04)	(0.10)	1.36	0.09	0.32	0.00	(0.07)	
South	4.88	0.18	(0.07)	3.50	0.11	0.04	0.78	0.00	(0.05)	0.60	0.07	(0.06)	0.67	0.03	0.18	0.02	(0.01)	
West	5.56	0.21	(0.11)	3.69	0.06	0.01	0.96	0.04	(0.05)	0.91	0.11	(0.07)	1.06	0.15	0.24	0.03	0.00	
U.S. TOTAL	5.63	0.08	(0.16)	3.87	0.03	0.01	0.94	(0.01)	(0.07)	0.82	0.06	(0.10)	—	—	0.25	0.04	0.00	
U.S. Total (s.a.)	6.08	—	(0.18)	4.11	—	(0.20)	1.04	—	0.00	0.93	—	0.04	0.93	0.04	0.27	—	0.04	
ALL F.H.A. LOANS																		
Northeast	8.49	(0.29)	(1.47)	5.95	(0.23)	(0.84)	1.41	(0.10)	(0.28)	1.13	0.04	(0.35)	1.23	(0.21)	0.84	0.40	0.39	
North Central	8.00	(0.37)	0.73	5.46	(0.18)	0.71	1.24	(0.20)	0.08	1.30	0.01	(0.06)	1.44	0.08	0.33	(0.04)	(0.06)	
South	5.77	0.16	(0.08)	4.16	0.07	0.08	0.94	0.04	(0.07)	0.67	0.05	(0.09)	0.76	0.04	0.22	0.05	0.00	
West	6.03	0.17	(0.23)	4.07	(0.01)	(0.02)	1.01	0.00	(0.09)	0.95	0.18	0.12	1.10	0.11	0.23	0.02	0.01	
U.S. TOTAL	6.55	(0.06)	(0.08)	4.57	(0.06)	0.10	1.07	(0.05)	(0.06)	0.91	0.05	0.12	—	—	0.28	0.04	0.01	
U.S. Total (s.a.)	7.01	—	(0.26)	4.83	—	(0.20)	1.18	—	(0.02)	1.00	—	(0.04)	1.00	(0.04)	0.29	—	0.04	
F.H.A. LOANS (excluding 235 & 237)																		
Northeast	8.39	(0.42)	(1.69)	5.83	(0.25)	(1.01)	1.40	(0.15)	(0.34)	1.16	(0.02)	(0.34)	1.27	(0.14)	0.70	0.43	0.44	
North Central	7.96	(0.26)	0.86	5.42	(0.04)	0.86	1.22	(0.20)	0.11	1.32	(0.02)	(0.11)	1.48	0.09	0.32	(0.04)	(0.03)	
South	5.34	0.04	(0.19)	3.85	(0.02)	(0.03)	0.86	0.02	(0.09)	0.63	0.04	(0.07)	0.72	0.07	0.19	0.02	(0.02)	
West	5.82	0.16	(0.26)	3.96	0.02	(0.01)	0.96	(0.01)	0.11	0.90	0.15	(0.14)	1.02	0.05	0.22	0.01	0.01	
U.S. TOTAL	6.28	(0.05)	(0.10)	4.39	(0.03)	0.09	1.01	(0.06)	(0.07)	0.88	0.04	(0.12)	—	—	0.27	0.04	0.01	
U.S. Total (s.a.)	6.68	—	(0.19)	4.62	—	(0.14)	1.11	—	(0.01)	0.95	—	(0.04)	0.95	(0.04)	0.27	—	0.04	
F.H.A. LOANS (Section 235 and 237)																		
Northeast	11.40	(0.05)	(0.90)	7.63	0.13	(0.36)	1.90	(0.24)	(0.36)	1.87	0.06	(0.18)	1.92	(0.13)	0.17	0.03	0.09	
North Central	11.63	0.01	0.93	7.85	(0.13)	0.64	2.06	(0.01)	0.13	1.72	0.15	0.16	1.91	0.31	0.42	0.03	0.02	
South	10.89	0.44	0.82	7.85	0.40	0.82	1.79	(0.04)	(0.06)	1.25	0.08	(0.14)	1.44	0.06	0.41	0.16	0.02	
West	13.37	3.02	0.59	8.77	1.41	0.81	2.39	0.52	(0.17)	2.21	1.09	(0.05)	2.61	0.49	0.45	0.13	0.05	
U.S. TOTAL	11.59	0.48	0.53	8.01	0.24	0.69	2.02	0.02	(0.10)	1.56	0.22	(0.06)	—	—	0.40	0.07	(0.01)	
U.S. Total (s.a.)	12.25	—	(0.24)	8.36	—	(0.19)	2.20	—	(0.08)	1.69	—	0.03	1.69	0.03	0.39	—	(0.01)	
F.H.A. 245 LOANS																		
Northeast	5.63	0.76	(0.22)	3.47	0.10	(0.14)	1.05	0.22	(0.24)	1.11	0.44	0.16	—	—	0.44	0.31	0.44	
North Central	5.69	(0.22)	(0.26)	3.54	(0.03)	0.05	0.84	(0.16)	(0.12)	1.31	(0.03)	(0.19)	—	—	0.26	0.10	(0.06)	
South	4.78	0.19	(0.03)	3.34	0.08	(0.02)	0.81	0.01	(0.04)	0.63	0.10	0.03	—	—	0.09	(0.11)	(0.06)	
West	7.66	1.06	(0.23)	4.86	0.41	(0.06)	1.32	0.17	(0.14)	1.48	0.48	(0.03)	—	—	0.26	0.12	0.07	
U.S. TOTAL	6.37	0.38	(0.24)	4.13	0.11	(0.07)	1.08	0.03	(0.12)	1.16	0.24	(0.05)	—	—	0.21	0.06	0.01	
U.S. Total (s.a.)	n.a.	—	—	n.a.	—	—	n.a.	—	—	n.a.	—	—	n.a.	—	n.a.	—	—	

*Seasonally adjusted series for 90 days or more and U.S. Totals, are not available.



MORTGAGE BANKERS ASSOCIATION OF AMERICA
NATIONAL DELINQUENCY SURVEY OF 1-4 UNIT RESIDENTIAL MORTGAGE LOANS
JUNE 30, 1983



SURVEY INFORMATION AND NOTES

1. This survey includes over 8 million mortgage loans on 1- to 4-unit residential properties totaling an estimated \$265.7 billion of debt. These loans are serviced by more than 490 reporters, including mortgage bankers, commercial banks, savings banks, savings and loan associations, and life insurance companies.
2. A loan is considered 30 days delinquent if the June 1 installment has not been paid as of June 30. A loan is 60 days delinquent if the May 1 installment is unpaid as of June 30, etc.
3. "Foreclosure started during quarter" includes loans placed in the process of foreclosure during second quarter, deeds in lieu of foreclosure, and loans assigned to FHA, VA, other insurers or investors. "Foreclosure inventory end of quarter" includes all loans in process of foreclosure on June 30. Both foreclosure categories are excluded from "total installments past due."
4. Not all reporters provide data on FHA loans by section, thus, the sum of the two types of FHA loan breakdowns will not necessarily equal the number of all FHA loans reported.
5. National totals include Puerto Rico loans and loans of firms not providing state-by-state data.

6. s.a.—seasonally adjusted data

7. nc—not calculated

8. Series does not exhibit stable seasonal patterns.

CENSUS REGIONS



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